

COASTAL RIDGE
Community Development District

NOVEMBER 4, 2025

AGENDA

**Coastal Ridge
Community Development District**

475 West Town Place, Suite 114

St. Augustine, Florida 32092

www.coastalridgecdd.com

October 28, 2025

Board of Supervisors

Coastal Ridge CDD

Call-in #: 1-877-304-9269; code 6800665

Dear Board Members and Staff:

The Coastal Ridge Community Development District Board of Supervisors Meeting is scheduled for **Tuesday, November 4, 2025 at 11:00 a.m. at the eTown Welcome Center, 11003 E-Town Parkway, Jacksonville, Florida.**

Following is the agenda for the meeting:

- I. Call to Order
- II. Public Comment
- III. Approval of Minutes of the September 23, 2025 Meeting
- IV. Staff Reports
 - A. District Counsel
 - B. District Engineer
 - 1. Ratification of Requisition Nos. 16-28
 - 2. Ratification of Carlton Construction Change Order Nos. 1-13
 - C. District Manager
- V. Financial Statements as of September 30, 2025
- VI. Supervisors' Requests and Audience Comments
- VII. Next Scheduled Meeting – December 2, 2025 at 11:00 a.m. at the eTown Welcome Center
- VIII. Adjournment

MINUTES

MINUTES OF MEETING
COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

The meeting of the Board of Supervisors of the Coastal Ridge Community Development District was held on Tuesday, September 23, 2025, at 11:00 a.m. at the eTown Welcome Center, 11003 E-Town Parkway in Jacksonville, Florida.

Present and constituting a quorum were:

Maurice Rudolph	Chairman
John Hewins <i>by phone</i>	Vice Chairman
Chris Price	Supervisor
Greg Barbour	Supervisor
David Ray	Supervisor

Also present were:

Jim Oliver	District Manager
Katie Buchanan <i>by phone</i>	District Counsel
Daniel Welch <i>by phone</i>	District Engineer
Matt Biagetti	GMS
Joe Muhl	PARC Group

The following is a summary of the discussions and actions taken at the September 23, 2025, meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Oliver called the meeting to order at 11:00 a.m.

SECOND ORDER OF BUSINESS

Public Comment

There being no members of the public present, the next item followed.

THIRD ORDER OF BUSINESS

Approval of Minutes of the July 1, 2025 Meeting

Mr. Oliver presented the minutes to the board. He asked for any questions, comments, or corrections. Hearing none, he asked for a motion to approve.

On MOTION by Mr. Ray seconded by Mr. Barbour, with all in favor, the July 1, 2025 Minutes were approved.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2025-38, Ratifying
Changing the Date of the Public Hearing to
Adopt the FY26 Budget to September 23, 2025**

On MOTION by Mr. Rudolph seconded by Mr. Price with all in favor, Resolution 2025-38, ratifying changing the date of the public hearing to adopt the fiscal year 2026 budget to September 23, 2025 was approved.

FIFTH ORDER OF BUSINESS

**Public Hearings for the Purpose of Adopting the
Fiscal Year 2026 Budget**

Mr. Oliver stated that he has worked with the developer on putting the budget together. This will be the first full year of operations and there will be a lot of improvements coming online this year, including the amenity center, so the budget included in the agenda package reflects that. The operations and maintenance assessments based on lot sizes range from \$526.82 to \$1,685.83. Mr. Oliver noted the assessments will be direct billed this year rather than included on the property tax bills.

On MOTION by Mr. Rudolph seconded by Mr. Price with all in favor, the public hearing on the adoption of the fiscal year 2026 budget and the imposition of O&M assessments was opened.

There being no members of the public present, a motion to close the public hearing followed.

On MOTION by Mr. Rudolph seconded by Mr. Ray with all in favor, the public hearing on the adoption of the fiscal year 2026 budget and the imposition of O&M assessments was closed.

**A. Consideration of Resolution 2025-39, Relating to Annual Appropriations and
Adopting the Budget for Fiscal Year 2026**

Ms. Buchanan stated that resolution 2025-39 formally adopts the budget.

On MOTION by Mr. Ray seconded by Mr. Rudolph with all in favor, Resolution 2025-39, relating to annual appropriations and adopting the budget for fiscal year 2026 was approved.

B. Consideration of Resolution 2025-40, Imposing Special Assessments and Certifying an Assessment Roll for Fiscal Year 2026

Ms. Buchanan stated that resolution 2025-40 levies operations and maintenance assessments and authorizes an assessment lien on each property to ensure the budget has a revenue source. All assessments will be collected directly this year. She noted under section (4)(a)(i) of the resolution, a due date of April 1, 2026, for 25% of the operations and maintenance assessments will need to be added.

Mr. Oliver added that there will be a change to the assessment roll included under Exhibit B to include land sold to Master Craft for 54 lots.

On MOTION by Mr. Ray seconded by Mr. Rudolph with all in favor, Resolution 2025-40, imposing special assessments and certifying an assessment roll was approved as revised.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2025-41,
Appointing a Purchasing Agent**

Ms. Buchanan stated that resolution 2025-41 sets up a structure and foundation for the District to utilize direct purchase procedures, which allows the District to purchase independently of any contractor materials that it might need for its improvements to take advantage of sales tax savings.

On MOTION by Mr. Rudolph seconded by Mr. Ray with all in favor the assignment of the Vallencourt Construction Contract, Acquisition of Completed Improvements, and Pay Applications for Phases 1 and 2 were approved.

SEVENTH ORDER OF BUSINESS

**Ratification of Engagement Letter with
Grau & Associates for the Fiscal Year 2025
Audit**

Mr. Oliver presented the engagement letter, noting the fee is \$5,100, which matches the budget.

On MOTION by Mr. Ray seconded by Mr. Rudolph with all in favor, the engagement letter with Grau & Associates for the Fiscal Year 2025 audit was ratified.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

There being nothing to report, the next item followed.

B. District Engineer – Ratification of Requisition Nos. 2-15

Copies of requisition numbers two through fifteen were included in the agenda package for the Board's review.

On MOTION by Mr. Rudolph seconded by Mr. Price, with all in favor, requisition numbers 2-15 were ratified.

C. District Manager

1. Consideration of Designating a Regular Meeting Schedule for Fiscal Year 2026

Mr. Oliver presented a proposed meeting schedule including meetings on the first Tuesday of each month at 11:00 a.m.

On MOTION by Mr. Rudolph seconded by Mr. Ray with all in favor, the fiscal year 2026 meeting schedule was approved as presented.

2. Consideration of Adopting Goals & Objectives for Fiscal Year 2026

Mr. Oliver presented a proposed list of goals and objectives for fiscal year 2026, noting all special districts are required to adopt performance measures following legislature adopted in 2024.

On MOTION by Mr. Ray seconded by Mr. Rudolph with all in favor, the fiscal year 2026 goals and objectives were approved as presented.

NINTH ORDER OF BUSINESS

Financial Reports

A. Financial Statements

Mr. Oliver presented the financial statements as of August 31, 2025.

B. Consideration of Funding Request No. 7

Mr. Oliver presented Funding Request No. 7 totaling \$22,556.26.

On MOTION by Mr. Ray seconded by Mr. Rudolph, with all in favor, funding request No. 7 was approved.

TENTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

There being no comments, the next item followed.

ELEVENTH ORDER OF BUSINESS

**Next Scheduled Meeting – October 7, 2025,
at 11:00 a.m. at the eTown Welcome Center**

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Rudolph seconded by Mr. Price with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

FOURTH ORDER OF BUSINESS

B.

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: # 16

(B) Name of Payee: **Coastal Ridge CDD**
475 West Town Place
Suite 114
St. Augustine, FL 32092

(C) **Amount Payable: \$1,778.65**

COJ Revocable Permit Recording fees - \$740.54

COJ Revocable Permit Filing fee - \$696.56

Plat Recording Fee - \$341.55

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

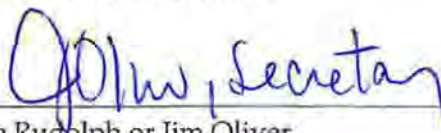
(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**

A handwritten signature in blue ink, appearing to read "M. Rudolph" or "J. Oliver", is written over a horizontal line.

Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.

A handwritten signature in black ink, appearing to read "Daniel Welch", is written over a horizontal line.

Daniel Welch, P.E.
Consulting Engineer

CHECK REQUEST

Date 7.17.2025

Company ~~Coast~~ Coastal Ridge CDD

Pay to the Order of Rick Foster

Project Ever Range Pkwy Ph. 1

Description COJ recording fees -

Vendor # _____

revocable permit for ROW

Code _____ Amount \$740.54

signage, landscaping, hardscapes

Return to Rick Foster

ASAP _____ Pay and Hold _____ Mail _____

Total \$740.54

Pay Date _____

Approval _____

Duval County Clerk of Court

Payment from: FOSTER, RICHARD
On behalf of: 5298820 AGREEMENT
Payment date: 07/15/2025
Transaction ID: 794439791
Authorization Number: 04805A
Payment Method: Card ending in 7034
Court/Agency: Duval County Clerk of the Circuit and County Courts

Case/Account	Description	Amount
Non-Case Fees	Miscellaneous fees: Clerk Payment	\$715.50

Non-Case Fee	Quantity	Amount
Clerk Payment	1	\$715.50

Transaction fee:	\$25.04
Total payment amount:	<u>\$740.54</u>

FOSTER, RICHARD

By signing above, you authorize CitePayUSA on behalf of the Duval County Clerk of the Court to debit your account for the payment amount.

You may be responsible for fees and administrative costs related to payments you dispute and imposed by the governmental authority and/or CitePayUSA. All or any of these obligations remain your sole responsibility.

The Terms and Conditions of the CitePayUSA payment service are available for review online at <https://www.citepayusa.com>.



JODY PHILLIPS
Clerk of the Circuit Court
501 W Adams
Jacksonville, FL 32202
Tel. (904) 255-2000
<http://www.duvalclerk.gov/>
<http://oncore.duvalclerk.com/>

Receipt #:

5085689

Trans #: 5298820
Cashier Date: 7/15/2025 12:39:48PM

CUSTOMER INFORMATION	TRANSACTION INFORMATION	PAYMENT SUMMARY
COASTAL RIDGE COMMUNITY DEVELOPMENT DIS	Date Received: 7/15/2025 12:26:49PM Location: EDBALL Return Code: OVER THE COUNTER Trans Type: Recording Cashier: RSMYKOWSKI	Total Fees: \$715.50 Total Payments: \$715.50 Balance Due: \$0.00 Cash Tendered: Change: \$0.00

Payment

Credit

\$715.50

Miscellaneous Item

Agent Transmittal/Misc

Official Record

AGREEMENT

BK/PG: 21544/1282 DOC #: 2025164729 Pages: 84 Date: 7/15/2025 12:39:48PM Grantor: JACKSONVILLE CITY OF/Grantee: COASTAL RIDGE C D D

Recording \$10 1st page, \$8.50 each add'l - 84

\$715.50

CHECK REQUEST

Company Coastal Ridge CDD
Project Ever Range Pkwy Ph. 2
Description Revocable permit
filing fee - cot

Return to Rick Foster
ASAP ☒ Pay and Hold ☐ Mail ☐

Pay Date _____

Date 9.3.2025
Pay to the Order of Rick Foster

Vendor # _____
Code _____ Amount \$696.56

Total \$696.56

Approval _____

Duval County Clerk of Court

Payment from: VALUED CUSTOMER
On behalf of: 5332919
Payment date: 09/02/2025
Transaction ID: 1287005014
Authorization Number: 888175
Payment Method: Card ending in 3006
Court/Agency Duval County Clerk of the Circuit and County Courts

Case/Account	Description	Amount
Non-Case Fees	Miscellaneous fees: Clerk Payment	\$673.00

Non-Case Fee	Quantity	Amount
Clerk Payment	1	\$673.00

Transaction fee:	\$23.56
Total payment amount:	\$696.56

VALUED CUSTOMER

By signing above, you authorize CitePayUSA on behalf of the Duval County Clerk of the Court to debit your account for the payment amount.

You may be responsible for fees and administrative costs related to payments you dispute and imposed by the governmental authority and/or CitePayUSA. All or any of these obligations remain your sole responsibility.

The Terms and Conditions of the CitePayUSA payment service are available for review online at <https://www.citepayusa.com>.



JODY PHILLIPS
Clerk of the Circuit Court
501 W Adams
Jacksonville, FL 32202
Tel. (904) 255-2000
<http://www.duvalclerk.gov/>
<http://oncore.duvalclerk.com/>

Receipt #:

5117546

Trans #: 5332919
Cashier Date: 9/2/2025 12:20:50PM

CUSTOMER INFORMATION

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

TRANSACTION INFORMATION

Date Received: 9/2/2025 12:13:55PM
Location: EDBALL
Return Code: OVER THE COUNTER
Trans Type: Recording
Cashier: RSMYKOWSKI

PAYMENT SUMMARY

Total Fees: \$673.00
Total Payments: \$673.00
Balance Due: \$0.00

Cash Tendered:
Change: \$0.00

Payment

Credit

\$673.00

Official Record

AGREEMENT

BK/PG: 21602/81 DOC #: 2025203778 Pages: 79 Date: 9/2/2025 12:20:50PM Grantor: JACKSONVILLE CITY OF/Grantee: COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

Recording \$10 1st page, \$8.50 each add'l - 79

\$673.00

CHECK REQUEST

Date 9.17.25

Company Coastal Ridge CDD

Pay to the Order of Rick Foster

Project Ever Range Pkwy Phase 1

Description Plat recording fees

Vendor # _____

Code 142000 Amount \$341.55

Return to Rick Foster

ASAP ☒ Pay and Hold _____ Mail _____

Total \$341.55

Pay Date _____

Approval _____



JODY PHILLIPS
Clerk of the Circuit Court
501 W Adams
Jacksonville, FL 32202
Tel. (904) 255-2000
<http://www.duvalclerk.gov>
<http://oncore.duvalclerk.com/>

Receipt #:

5128204

Trans #: 5344362
Cashier Date: 9/17/2025 10:20:37AM

CUSTOMER INFORMATION

PARC GROUP

TRANSACTION INFORMATION

Date Received: 9/17/2025 10:13:58AM
Location: CCMAIN
Return Code: OVER THE COUNTER
Trans Type: Recording
Cashier: BPERRY

PAYMENT SUMMARY

Total Fees: \$330.00
Total Payments: \$330.00
Balance Due: \$0.00

Cash Tendered:
Change: \$0.00

Payment

Credit

\$330.00

Miscellaneous Item

Agent Transmittal/Misc

Official Record

PLAT

BK/PG: 85/95 DOC #: 2025216671 Pages: 21 Date: 9/17/2025 10:20:37AM Grantor: EVER RANGE PHASE 1/Grantee: PLAT

Recording \$30 1st page, \$15 each add'l - 21

\$330.00

Duval County Clerk of Court

Payment from: VALUED CUSTOMER
On behalf of: 5344362-Recording
Payment date: 09/17/2025
Transaction ID: 1429019513
Authorization Number: 813078
Payment Method: Card ending in 3006
Court/Agency: Duval County Clerk of the Circuit and County Courts

Case/Account	Description	Amount
Non-Case Fees	Miscellaneous fees: Clerk Payment	\$330.00

Non-Case Fee	Quantity	Amount
Clerk Payment	1	\$330.00

Transaction fee:	\$11.55
Total payment amount:	\$341.55

VALUED CUSTOMER

By signing above, you authorize CitePayUSA on behalf of the Duval County Clerk of the Court to debit your account for the payment amount.

You may be responsible for fees and administrative costs related to payments you dispute and imposed by the governmental authority and/or CitePayUSA. All or any of these obligations remain your sole responsibility.

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COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

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- (A) Requisition Number: # 17
- (B) Name of Payee: VALLENCOURT CONSTRUCTION CO, INC.
P.O. Box 1889
Green Cove Springs FL 32043
- (C) Amount Payable: \$898,693.12

Phase 1 - Pay Application #4

Project 2023-43, 2023-72 – Current Payment Due \$898,693.12

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Ranger Station Phase 1 & US-1 Widening @ EverRange**

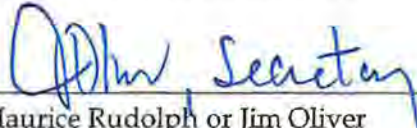
(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**



Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.



Daniel Welch, P.E.
Consulting Engineer

APPLICATION AND CERTIFICATE FOR PAYMENT

AIA DOCUMENT G702

(Instructions on reverse side)

PAGE

TO: Coastal Ridge CDD
C/O ENGLAND, THIMS, & MILLER
14775 ST. AUGUSTINE RD.
JACKSONVILLE, FL 32258
Attn: Jason Hall/ Mike Daliberti/ Mo Rudolph

FROM: VALLENCOURT CONSTRUCTION CO., INC.
PO Box 1889, Green Cove Springs, FL 32043
ORANGE PARK, FL 32065

PROJECT: Ranger Station Phase 1 & US-1 Widening @ Everan

PERIOD TO: 9/25/25

ARCHITECT'S
PROJECT NO:9844-4
9845-4

Distribution to:

☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

Contractors
Project # 2023-43
2023-72

CONTRACT FOR:

CONTRACT DATE:

CONTRACTOR'S APPLICATION FOR PAYMENT

CHANGE ORDER SUMMARY		
Change Orders approved in previous months by Owner	ADDITIONS	DEDUCTIONS
TOTAL		
Approved this Month		
Number Date Approved		
1	94,847.37	
TOTALS	94,847.37	-
Net change by Change Orders	94,847.37	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment shown issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

By:



Date: 9/25/2025

Engineers CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED

Application is made for Payment, as shown below, in connection with the Contract.
Continuation Sheet, AIA Document G703, is attached

1. ORIGINAL CONTRACT SUM.....	\$ 10,657,007.92
2. Net change by Change Orders.....	\$ 94,847.37
3. CONTRACT SUM TO DATE (Line 1 + 2).....	\$ 10,751,855.29
4. TOTAL COMPLETED & STORED TO DATE.....	\$ 3,980,377.10
(Column G on G703)	
5. RETAINAGE:	
a. 10 % of Completed Work \$ 398,037.72	
(Column D + E on G703)	
b. % of Stored Materials \$	
(Column F on G703)	
Total Retainage (Line 5a + 5b or	
Total in Column 1 of G703).....	\$ 398,037.72
6. TOTAL EARNED LESS RETAINAGE:.....	\$ 3,582,339.38
(Line 4 Less Line 5 Total)	
7. LESS PREVIOUS CERTIFICATES FOR	
PAYMENT (Line 6 from prior Certificate).....	\$ 2,683,646.26
8. CURRENT PAYMENT DUE.....	\$ 898,693.12
9. BALANCE TO FINISH, PLUS RETAINAGE.....	\$ 7,169,515.91
(Line 3 less Line 6)	

AMOUNT CERTIFIED.....

\$ 898,693.12

(Attach explanation if amount certified differs from the amount applied for.)

Engineer:

By:

Date:

10/11/25

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

Exhibit "A"

Ranger Station Roadway Phase 1

Schedule of Values (October 3, 2023 Plans)

Scope of Work	Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retaiange on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
General Conditions	0.30	LS	\$ 93,211.55	0.10	0.10	0.20	\$ 9,321.16	\$ 8,389.04	\$ 18,642.31	\$ 27,963.47	67%
Construction Entrance	1.00	Ea	\$ 7,665.19	0.30	0.10	0.40	\$ 766.52	\$ 689.87	\$ 3,066.08	\$ 7,665.19	40%
Maintain Access	0.30	Ea	\$ 7,910.60	0.10	0.10	0.20	\$ 791.06	\$ 711.95	\$ 1,582.12	\$ 2,373.18	67%
Surveying	0.20	LS	\$ 88,462.80	0.10	0.05	0.15	\$ 4,423.14	\$ 3,980.83	\$ 13,269.42	\$ 17,692.56	75%
Construction Entrance Signs	85.00	DY	\$ 32.54	5.00	10.00	15.00	\$ 325.40	\$ 292.86	\$ 488.10	\$ 2,765.90	18%
Mobilize Clearing and Grubbing (Cost Code #							\$ 15,627.27	\$ 14,064.55	\$ 37,048.03	\$ 58,460.30	
Earthwork Density Testing	0.20	LS	\$109,346.53	0.10	0.05	0.15	\$ 5,467.33	\$ 4,920.59	\$ 16,401.98	\$ 21,869.31	75%
Final Dressout right of ways	70,000	SY	\$ 0.70	55,000.00	10,000.00	65,000.00	\$ 7,000.00	\$ 6,300.00	\$ 45,500.00	\$ 49,000.00	93%
Grade or Regrade Ditches On site	3,000.00	LF	\$ 11.37	2,500.00	400.00	2,900.00	\$ 4,548.00	\$ 4,093.20	\$ 32,973.00	\$ 34,110.00	97%
Lot Fill and Testing (Cost Code # 160125)							\$ 17,015.33	\$ 15,313.79	\$ 94,874.98	\$ 104,979.31	
				-		-	\$ -	\$ -	\$ -	\$ -	#DIV/0!
				-		-	\$ -	\$ -	\$ -	\$ -	#DIV/0!
Excavation (SMF) Cost Code # (160120)							\$ -	\$ -	\$ -	\$ -	
Sod	86,962	Sy	\$ 2.31	40,000.00	15,000.00	55,000.00	\$ 34,650.00	\$ 31,185.00	\$ 127,050.00	\$ 200,882.22	63%
Seed	18,400	SY	\$0.58	-	5,000.00	5,000.00	\$ 2,900.00	\$ 2,610.00	\$ 2,900.00	\$ 10,672.00	27%
Seeding & Mulching & Sod (Cost Code # 165160)							\$ 37,550.00	\$ 33,795.00	\$ 129,950.00	\$ 211,554.22	
Maintain Silt Fence COJ project	10,000	LF	\$ 1.21	2,000.00	2,000.00	4,000.00	\$ 2,420.00	\$ 2,178.00	\$ 4,840.00	\$ 12,100.00	40%
Inlet Protection	61.00	Ea	\$ 182.24	-	15.00	15.00	\$ 2,733.60	\$ 2,460.24	\$ 2,733.60	\$ 11,116.64	25%
Erosion and Sediment Control (Cost Code # 160100)							\$ 5,153.60	\$ 4,638.24	\$ 7,573.60	\$ 23,216.64	
NPDES Permit Compliance	0.20	Ls	53,775	0.10		0.10	\$ -	\$ -	\$ 5,377.47	\$ 10,754.94	50%
Stormwater Pollution Prevention Plan (Cost Code # 160101)							\$ -	\$ -	\$ 5,377.47	\$ 10,754.94	
Subgrade for Sidewalks and Flat concretes	253	SY	\$ 4.91	200.00		200.00	\$ -	\$ -	\$ 982.00	\$ 1,242.23	79%
Subsoil Stabilization LBR 40 M.U.P.	3,000	SY	\$ 14.28	3,000.00		3,000.00	\$ -	\$ -	\$ 42,840.00	\$ 42,840.00	100%
Roadway Stabilize and Base (#165120)							\$ -	\$ -	\$ 43,822.00	\$ 44,082.23	
1.5" Final Lift Asphalt SP -12.5 Traffic C PG 76-22 ROAD	38,650	SY	\$ 20.66	-		-	\$ -	\$ -	\$ -	\$ 798,509.00	0%
Tack Coat	38,650	SY	\$ 0.63	-		-	\$ -	\$ -	\$ -	\$ 24,349.50	0%
Asphalt (Cost Code # 165135)							\$ -	\$ -	\$ -	\$ 822,858.50	

				-			\$ -	\$ -	\$ -	\$ -	#DIV/0!
				-			\$ -	\$ -	\$ -	\$ -	#DIV/0!
Curb (Cost Code # 165130)							\$ -	\$ -	\$ -	\$ -	
Concrete - Flat Work 8" thick End Road Per plans	528	SF	\$ 12.45	-			\$ -	\$ -	\$ -	\$ 6,573.60	0%
Sidewalks concrete M.U.P. Landings for ADA Mats	3,674	SF	\$ 5.55	-	3,000.00	3,000.00	\$ 16,650.00	\$ 14,985.00	\$ 16,650.00	\$ 20,390.70	82%
6' Sidewalk	3,489	SF	\$ 5.55	3,289.00		3,289.00	\$ -	\$ -	\$ 18,253.95	\$ 19,363.95	94%
A.D.A. Handicap Ramps M.U.P. and Sidewalks	18	Ea	\$ 303.74	15.00	2.00	17.00	\$ 607.48	\$ 546.73	\$ 5,163.58	\$ 5,467.32	94%
A.D.A. Mats	630	SF	\$ 46.17	-	400.00	400.00	\$ 18,468.00	\$ 16,621.20	\$ 18,468.00	\$ 29,087.10	63%
Flush Header Curb 6" wide	1,000	LF	\$ 26.21	1,000.00		1,000.00	\$ -	\$ -	\$ 26,210.00	\$ 26,210.00	100%
1.5" M.U.P	3,710	SY	\$ 20.13	-	3,710.00	3,710.00	\$ 74,682.30	\$ 67,214.07	\$ 74,682.30	\$ 74,682.30	100%
4" Multiuse Path Base Material	3,710	SY	\$ 24.48	2,000.00	1,710.00	3,710.00	\$ 41,860.80	\$ 37,674.72	\$ 90,820.80	\$ 90,820.80	100%
Sidewalk & Path (Cost Code # 165150)							\$ 152,268.58	\$ 137,041.72	\$ 250,248.63	\$ 272,595.77	
Stripe	0.50	Ls	\$150,508.15	-			\$ -	\$ -	\$ -	\$ 75,254.08	0%
Striping & Signage (Cost Code # 165140)							\$ -	\$ -	\$ -	\$ 75,254.08	
Punch Out Storm Drain	11,207	Lf	\$ 2.56	-			\$ -	\$ -	\$ -	\$ 28,689.92	0%
Storm Drainage System (Cost Code # 165110)							\$ -	\$ -	\$ -	\$ 28,689.92	0%
				-			\$ -	\$ -	\$ -	\$ -	#DIV/0!
Roadway Underdrain (Cost Code # 165180)							\$ -	\$ -	\$ -	\$ -	
As Builts	1.00	LS	\$ 58,975.20	-	0.50	0.50	\$ 29,487.60	\$ 26,538.84	\$ 29,487.60	\$ 58,975.20	50%
Paving and Drainage As-builts (Cost Code # 165190)							\$ 29,487.60	\$ 26,538.84	\$ 29,487.60	\$ 58,975.20	
Signalization(Pg T-6 & T-7)	0.45	LS	\$494,353.47	0.10		0.10	\$ -	\$ -	\$ 49,435.35	\$ 222,459.06	22%
Signalization (pg T-8)	0.45	LS	\$482,435.00	0.05		0.05	\$ -	\$ -	\$ 24,121.75	\$ 217,095.75	11%
Electric (Cost Code # 180110)							\$ -	\$ -	\$ 73,557.10	\$ 439,554.81	
	-	Lf		-			\$ -	\$ -	\$ -	\$ -	#DIV/0!
Irrigation(Cost Code # 190120)							\$ -	\$ -	\$ -	\$ -	
	-	Lf		-			\$ -	\$ -	\$ -	\$ -	#DIV/0!
Landscaping(Cost Code #190120)							\$ -	\$ -	\$ -	\$ -	
Bond	1.00	Ls	\$ 94,847.37	1.00		1.00	\$ -	\$ -	\$ 94,847.37	\$ 94,847.37	
Change Order # 1 (Cost Code # 160110)							\$ -	\$ -	\$ 94,847.37	\$ 94,847.37	
				-			\$ -	\$ -	\$ -	\$ -	
Change Order #4 Storm Drainage System (Cost Code # 165110)							\$ -	\$ -	\$ -	\$ -	
							Total Installed This Period	10% Net retaiange on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
							257,102.38	231,392.14	766,786.77	2,245,823.28	34%

Exhibit "A"

US-1 Widening at Ever Range Parkway/Ranger Station

Schedule of Values

Scope of Work	Oct 3rd Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retalange on Total Installed This Period	Total Installed To Date	Project Total	% Com p.
General Conditions	0.80	LS	\$ 145,147.67	0.30	0.10	0.40	\$ 14,514.77	\$ 13,063.29	\$ 58,059.07	\$ 116,118.14	50%
Construction Entrance	0.80	Ea	\$ 36,703.13	0.30	0.10	0.40	\$ 3,670.31	\$ 3,303.28	\$ 14,681.25	\$ 29,362.50	50%
Demolition of Existing Asphalt & Pipe	0.90	Ls	\$ 320,229.83	0.40	0.10	0.50	\$ 32,022.98	\$ 28,820.68	\$ 160,114.92	\$ 288,206.85	56%
Maintance of Traffic	0.80	Ls	\$ 561,863.41	0.20	0.10	0.30	\$ 56,186.34	\$ 50,567.71	\$ 168,559.02	\$ 449,490.73	38%
Night time work	1.00	LS	\$ 138,488.33	0.05	0.05	0.10	\$ 6,924.42	\$ 6,231.97	\$ 13,848.83	\$ 138,488.33	10%
Surveying	0.80	LS	\$ 30,580.65	0.10	0.20	0.30	\$ 6,116.13	\$ 5,504.52	\$ 9,174.20	\$ 24,464.52	38%
Mobilize Clearing and Grubbing (Cost Code # 160110)							\$ 119,434.95	\$ 107,491.46	\$ 424,437.29	\$ 1,046,131.07	
Strip Topsoil	2,500	CY	\$ 10.66	1,675.00	825.00	2,500.00	\$ 8,794.50	\$ 7,915.05	\$ 26,650.00	\$ 26,650.00	###
Respread 6" Topsoil	825	CY	\$ 4.18	-	-	-	\$ -	\$ -	\$ -	\$ 3,448.50	0%
Bury in Pond	1,175	CY	\$ 5.77	350.00	825.00	1,175.00	\$ 4,760.25	\$ 4,284.23	\$ 6,779.75	\$ 6,779.75	###
Site Cut	3,184	CY	\$ 13.37	2,000.00	500.00	2,500.00	\$ 6,685.00	\$ 6,016.50	\$ 33,425.00	\$ 42,570.08	79%
Place & Compact Fill	15,335	CY	\$ 3.09	5,335.00	3,000.00	8,335.00	\$ 9,270.00	\$ 8,343.00	\$ 25,755.15	\$ 47,385.15	54%
Earthwork Density Testing	0.80	LS	\$ 105,839.82	0.10	0.20	0.30	\$ 21,167.96	\$ 19,051.17	\$ 31,751.95	\$ 84,671.86	38%
Final Dressout	33,100	SY	\$ 1.53	-	-	-	\$ -	\$ -	\$ -	\$ 50,643.00	0%
Construct Ditch	2,530	Lf	\$ 26.55	-	-	-	\$ -	\$ -	\$ -	\$ 67,171.50	0%
Dress Behind Electric Contractor	1	LS	\$ 16,970.29	-	-	-	\$ -	\$ -	\$ -	\$ 16,970.29	0%
Earthwork and Testing (Cost Code # 160125)							\$ 50,677.71	\$ 45,609.94	\$ 124,361.85	\$ 346,290.13	
Dewater for Pond	19,151	CY	\$ 0.47	5,335.00	3,000.00	8,335.00	\$ 1,410.00	\$ 1,269.00	\$ 3,917.45	\$ 9,000.97	44%
Get Dirt From On-site Pond	19,151	CY	\$ 10.84	5,335.00	3,000.00	8,335.00	\$ 32,520.00	\$ 29,268.00	\$ 90,351.40	\$ 207,596.84	44%
Excavation (SMF) Cost Code # (160120)							\$ 33,930.00	\$ 30,537.00	\$ 94,268.85	\$ 216,597.81	
Site Sod	25,945	SY	\$ 3.00	-	-	-	\$ -	\$ -	\$ -	\$ 77,835.00	0%
Seeding & Mulching & Sod (Cost Code # 165160)							\$ -	\$ -	\$ -	\$ 77,835.00	
Silt Fence Type III (Regular) - COJ Project	11,080	LF	\$ 1.92	-	3,000.00	3,000.00	\$ 5,760.00	\$ 5,184.00	\$ 5,760.00	\$ 21,273.60	27%
Inlet Protection	36	Ea	\$ 180.00	-	-	-	\$ -	\$ -	\$ -	\$ 6,480.00	0%
Maintain Silt Fence	15,380	LF	\$ 1.20	3,000.00	2,000.00	5,000.00	\$ 2,400.00	\$ 2,160.00	\$ 6,000.00	\$ 18,456.00	33%
Erosion and Sediment Control (Cost Code # 160100)							\$ 8,160.00	\$ 7,344.00	\$ 11,760.00	\$ 46,209.60	
NPDES Permit Compliance	0.90	Ls	\$ 17,750	0.10	0.10	0.20	\$ 1,774.99	\$ 1,597.49	\$ 3,549.98	\$ 15,974.93	22%
Stormwater Pollution Prevention Plan (Cost Code # 160101)							\$ 1,774.99	\$ 1,597.49	\$ 3,549.98	\$ 15,974.93	
Subsoil Stabilization (Shoulder- Per Typical Section)	2,870	SY	\$ 17.24	1,000.00	-	1,000.00	\$ -	\$ -	\$ 17,240.00	\$ 49,478.80	35%
Subgrade for Sidewalk	1,348	SY	\$ 4.06	1,000.00	-	1,000.00	\$ -	\$ -	\$ 4,060.00	\$ 5,472.88	74%
Subsoil Stabilization (Travel Lanes-Per Typical Section)	21,585	SY	\$ 13.55	11,150.00	-	11,150.00	\$ -	\$ -	\$ 151,082.50	\$ 292,476.75	52%
8" Limerock	1,125	SY	\$ 23.45	1,125.00	-	1,125.00	\$ -	\$ -	\$ 26,381.25	\$ 26,381.25	###
10" Limerock	18,025	SY	\$ 26.79	10,025.00	-	10,025.00	\$ -	\$ -	\$ 268,569.75	\$ 482,889.75	56%
Roadway Stabilize and Base (#165120)							\$ -	\$ -	\$ 467,333.50	\$ 856,699.43	
Milling Existing Asphalt	8,040	SY	\$ 11.50	-	-	-	\$ -	\$ -	\$ -	\$ 92,460.00	0%
Prime & Tack	41,330	SY	\$ 0.65	11,150.00	-	11,150.00	\$ -	\$ -	\$ 7,247.50	\$ 26,864.50	27%

Scope of Work	Oct 3rd Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retaiange on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
75" Friction Course FC-5 (Travel Lanes)	27,828	SY	\$ 19.84	-	-	-	\$ -	\$ -	\$ -	\$ 552,107.52	0%
1.5" SP Structural Course Traffic C (Resurface)	8,181	SY	\$ 31.38	-	-	-	\$ -	\$ -	\$ -	\$ 256,719.78	0%
4.5" SP Structural Course Traffic C (Travel Lanes)	19,432	SY	\$ 61.93	11,150.00	-	11,150.00	\$ -	\$ -	\$ 690,519.50	\$ 1,203,423.76	57%
area	2,140	Tn	\$ 200.00	-	-	-	\$ -	\$ -	\$ -	\$ 428,000.00	0%
3" Asphalt Pavement FDOT Driveway	302	SY	\$ 45.28	-	-	-	\$ -	\$ -	\$ -	\$ 13,674.56	0%
Nocatee Parkway Paving repair	400	SY	\$ 42.28	-	-	-	\$ -	\$ -	\$ -	\$ 16,912.00	0%
Asphalt (Cost Code # 165135)							\$ -	\$ -	\$ 697,767.00	\$ 2,590,162.12	
Type E Curb and Gutter	4,890	LF	\$ 29.11	2,000.00	-	2,000.00	\$ -	\$ -	\$ 58,220.00	\$ 142,347.90	41%
Curb (Cost Code # 165130)							\$ -	\$ -	\$ 58,220.00	\$ 142,347.90	
Sidewalks	12,132	SF	\$ 5.68	9,000.00	-	9,000.00	\$ -	\$ -	\$ 51,120.00	\$ 68,909.76	74%
A.D.A. Handicap Ramps	13	Ea	\$ 315.00	6.00	-	6.00	\$ -	\$ -	\$ 1,890.00	\$ 4,095.00	46%
A.D.A. Mats	175	SF	\$ 47.88	-	-	-	\$ -	\$ -	\$ -	\$ 8,379.00	0%
Sidewalk & Path (Cost Code # 165150)							\$ -	\$ -	\$ 53,010.00	\$ 81,383.76	
Gauard rail & Signs	1.00	Ls	\$ 63,755.00	-	-	-	\$ -	\$ -	\$ -	\$ 63,755.00	0%
Asphalt at Gaurd rail	500	SY	\$ 55.55	-	-	-	\$ -	\$ -	\$ -	\$ 27,775.00	0%
Stripe & Signs	1.00	Ls	\$ 167,858.00	-	-	-	\$ -	\$ -	\$ -	\$ 167,858.00	0%
Striping & Signage (Cost Code # 165140)							\$ -	\$ -	\$ -	\$ 259,388.00	
Dewater Storm Drain	1,378	LF	\$ 25.42	-	1,378.00	1,378.00	\$ 35,028.76	\$ 31,525.88	\$ 35,028.76	\$ 35,028.76	####
DBI Type C (Double) 0-6' Deep	1	Ea	\$ 5,575.62	-	1.00	1.00	\$ 5,575.62	\$ 5,018.06	\$ 5,575.62	\$ 5,575.62	####
DBI Type C (Single) 0-6' Deep	1	Ea	\$ 6,072.09	-	1.00	1.00	\$ 6,072.09	\$ 5,464.88	\$ 6,072.09	\$ 6,072.09	####
DBI Type D 0-6' Deep	1	Ea	\$ 7,072.70	-	1.00	1.00	\$ 7,072.70	\$ 6,365.43	\$ 7,072.70	\$ 7,072.70	####
DBI Type C (Single) 6-8' Deep	1	Ea	\$ 8,257.39	-	1.00	1.00	\$ 8,257.39	\$ 7,431.65	\$ 8,257.39	\$ 8,257.39	####
Type P inlets	11	Ea	\$ 10,621.00	-	5.00	5.00	\$ 53,105.00	\$ 47,794.50	\$ 53,105.00	\$ 116,831.00	45%
Type 1 Inlet 0-6' Deep	1	Ea	\$ 12,844.80	-	1.00	1.00	\$ 12,844.80	\$ 11,560.32	\$ 12,844.80	\$ 12,844.80	####
Type 2 Inlet 0-6' Deep	1	Ea	\$ 11,030.20	-	1.00	1.00	\$ 11,030.20	\$ 9,927.18	\$ 11,030.20	\$ 11,030.20	####
Type 5 Inlet 0-6' Deep	4	Ea	\$ 10,378.71	-	4.00	4.00	\$ 41,514.84	\$ 37,363.36	\$ 41,514.84	\$ 41,514.84	####
Type 6 Inlet 0-6' Deep	2	Ea	\$ 14,869.64	-	2.00	2.00	\$ 29,739.28	\$ 26,765.35	\$ 29,739.28	\$ 29,739.28	####
Type 5 Inlet 6-8' Deep	1	Ea	\$ 10,101.74	-	1.00	1.00	\$ 10,101.74	\$ 9,091.57	\$ 10,101.74	\$ 10,101.74	####
Storm Top Adjustments	42	Ea	\$ 549.32	-	-	-	\$ -	\$ -	\$ -	\$ 23,071.44	0%
Storm Inverts	42	Ea	\$ 664.88	-	-	-	\$ -	\$ -	\$ -	\$ 27,924.96	0%
24" Mitered End Section	2	Ea	\$ 3,763.09	-	2.00	2.00	\$ 7,526.18	\$ 6,773.56	\$ 7,526.18	\$ 7,526.18	####
Section	1	Ea	\$ 4,920.92	-	-	-	\$ -	\$ -	\$ -	\$ 4,920.92	0%
15" RCP 0-6' Deep	8	LF	\$ 102.98	-	8.00	8.00	\$ 823.84	\$ 741.46	\$ 823.84	\$ 823.84	####
18" RCP 0-6' Deep	424	LF	\$ 122.01	-	424.00	424.00	\$ 51,732.24	\$ 46,559.02	\$ 51,732.24	\$ 51,732.24	####
30" RCP 0-6' Deep	45	LF	\$ 199.10	-	45.00	45.00	\$ 8,959.50	\$ 8,063.55	\$ 8,959.50	\$ 8,959.50	####
30" RCP 6-8' Deep	94	LF	\$ 202.06	-	94.00	94.00	\$ 18,993.64	\$ 17,094.28	\$ 18,993.64	\$ 18,993.64	####
36" RCP 6-8' Deep	328	LF	\$ 253.00	-	100.00	100.00	\$ 25,300.00	\$ 22,770.00	\$ 25,300.00	\$ 82,984.00	30%
14"x23" ERCP 0-6' Deep	479	LF	\$ 184.65	-	479.00	479.00	\$ 88,447.35	\$ 79,602.62	\$ 88,447.35	\$ 88,447.35	####
24"x38" ERCP 0-6' Deep	40	LF	\$ 362.88	-	40.00	40.00	\$ 14,515.20	\$ 13,063.68	\$ 14,515.20	\$ 14,515.20	####
Storm Crossing	88	LF	\$ 848.13	-	-	-	\$ -	\$ -	\$ -	\$ 74,635.44	0%
Road Repair at Crossing	1	Ea	\$ 33,000.00	-	-	-	\$ -	\$ -	\$ -	\$ 33,000.00	0%

Scope of Work	Oct 3rd Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retainage on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
temp patch for stom installation	650	SY	\$ 42.28	-		-	\$ -	\$ -	\$ -	\$ 27,482.00	0%
Underdrain Cleanout	24	Ea	\$ 665.83	-		-	\$ -	\$ -	\$ -	\$ 15,979.92	0%
Punch Out Storm Drain	3,968	LF	\$ 2.53	-		-	\$ -	\$ -	\$ -	\$ 10,039.04	0%
Flowable Fill	65	cy	\$ 211.00	65.00		65.00	\$ -	\$ -	\$ 13,715.00	\$ 13,715.00	####
TV Storm Drain (Laser Profile)	3,968	LF	\$ 9.60	-		-	\$ -	\$ -	\$ -	\$ 38,092.80	0%
Storm Drainage System (Cost Code # 165110)							\$ 436,640.37	\$ 392,976.33	\$ 450,355.37	\$ 826,911.89	54%
Roadway Underdrain	2,825	LF	\$ 45.26	1,400.00	1,000.00	2,400.00	\$ 45,260.00	\$ 40,734.00	\$ 108,624.00	\$ 127,859.50	85%
Roadway Underdrain (Cost Code # 165180)							\$ 45,260.00	\$ 40,734.00	\$ 108,624.00	\$ 127,859.50	
Asbuilts	1.00	LS	\$ 26,940.09	-		-	\$ -	\$ -	\$ -	\$ 26,940.09	0%
Paving and Drainage As-builts (Cost Code # 165190)							\$ -	\$ -	\$ -	\$ 26,940.09	
Signalization	1.00	LS	\$ 1,731,382.00	0.35		0.35	\$ -	\$ -	\$ 605,983.70	\$ 1,731,382.00	35%
Electric (Cost Code # 180110)							\$ -	\$ -	\$ 605,983.70	\$ 1,731,382.00	
Bond	-	LS	\$ 89,904.00	-		-	\$ -	\$ -	\$ -	\$ -	####
Change Order # 1 (Cost Code # 160110)							\$ -	\$ -	\$ -	\$ -	
existing	0.50	LS	\$ 227,837.59	0.30	0.20	0.50	\$ 45,567.52	\$ 41,010.77	\$ 113,918.80	\$ 113,918.80	####
Change Order							\$ 45,567.52	\$ 41,010.77	\$ 113,918.80	\$ 113,918.80	
							Total Installed This Period	10% Net retainage on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
							741,445.54	667,300.99	3,213,590.33	8,506,032.01	38%

Grand Total of Ph-1 Roadway and US-1

Total Installed This Period	10% Net retainage on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
998,547.93	898,693.13	3,980,377.10	10,751,855.29	37%

WAIVER AND RELEASE OF LIEN
CONDITIONAL UPON PROGRESS PAYMENT

The undersigned lienor, upon payment from the lienee, in the sum of \$ 898,693.12, hereby waives and releases its lien and right to claim a lien including all claims, change orders, or demands whatsoever for labor, services, or materials furnished through September 25, 2025 on the job of Evrdev, LLC on the following described property:

Project: 2023-43 Ranger Station Phase 1 & 2023-72 US 1 Widening @ Everan

Pay Application: #9844-4 & #9845-4

This waiver and release does not cover any labor, services, or materials furnished after the date specified. The undersigned represents that he is an authorized agent of Lienor and has authority to execute this Waiver and Release of Lien on behalf of Lienor.

Dated: September 26, 2025

Lienor's Name: Vallencourt Construction Company, Inc.

Address: P.O. Box 1889

Green Cove Springs, Florida 32043

Phone: 904-291-9330

By: _____

Maria Valdes
Printed Name: Maria Valdes

Title: Accounts Receivable Manager

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: # 18

(B) Name of Payee: VALLENCOURT CONSTRUCTION CO, INC.
P.O. Box 1889
Green Cove Springs FL 32043

(C) Amount Payable: \$315,867.45

Phase 2 & 3 (Sta523 – 651) - Pay Application #4
Project 2024-18 – Current Payment Due \$315,867.45

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable): **Ranger Station Phase 2 & 3 (Sta 523 – 651)**

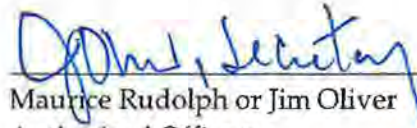
(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**



Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.



Daniel Welch, P.E.
Consulting Engineer

APPLICATION AND CERTIFICATE FOR PAYMENT

AIA DOCUMENT G702

(Instructions on reverse side)

PAGE

TO: Coastal Ridge CDD
C/O ENGLAND, THIMS, & MILLER
14775 ST. AUGUSTINE RD.
JACKSONVILLE, FL 32258
Attn: Jason Hall/ Mike Daliberti/ Mo Rudolph

FROM: VALLENCOURT CONSTRUCTION CO., INC.
PO Box 1889, Green Cove Springs, FL 32043
ORANGE PARK, FL 32085

PROJECT: EverRange Phase 2 & 3 (Sta 523 - 651)

APPLICATION NO:

4

PERIOD TO: 9/25/25

Distribution to:

☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

ARCHITECT'S

PROJECT NO: 9847-4

Contractors

Project # 2024-18

CONTRACT FOR:

CONTRACT DATE:

CONTRACTOR'S APPLICATION FOR PAYMENT

CHANGE ORDER SUMMARY		
Change Orders approved in previous months by Owner	ADDITIONS	DEDUCTIONS
TOTAL		
Approved this Month	59,343.16	
Number		
Date Approved		
1		
TOTALS	59,343.16	
Net change by Change Orders		59,343.16

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment shown issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

By: Marcus McSherry Date: 9/29/2025

ENGINEER CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Engineer's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED

Application is made for Payment, as shown below, in connection with the Contract. Continuation Sheet, AIA Document G703, is attached

1. ORIGINAL CONTRACT SUM.....	\$	6,667,771.53
2. Net change by Change Orders.....	\$	59,343.16
3. CONTRACT SUM TO DATE (Line 1 + 2).....	\$	6,727,114.69
4. TOTAL COMPLETED & STORED TO DATE.....	\$	3,030,308.52
(Column G on G703)		
5. RETAINAGE:		
a. 10 % of Completed Work \$	303,030.86	
(Column D + E on G703)		
b. ____ % of Stored Materials \$		
(Column F on G703)		
Total Retainage (Line 5a + 5b or		
Total in Column 1 of G703).....	\$	303,030.86
6. TOTAL EARNED LESS RETAINAGE.....	\$	2,727,277.66
(Line 4 Less Line 5 Total)		
7. LESS PREVIOUS CERTIFICATES FOR		
PAYMENT (Line 6 from prior Certificate).....	\$	2,411,410.21
8. CURRENT PAYMENT DUE.....	\$	315,867.45
9. BALANCE TO FINISH, PLUS RETAINAGE.....	\$	3,999,837.03
(Line 3 less Line 6)		

AMOUNT CERTIFIED.....\$ 315,867.45
(Attach explanation if amount certified differs from the amount applied for.)

Engineer:

By: J. J. J. Date: 10/7/25

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

Exhibit "A"

EverRange Roadway Phase 2 Sta 523 – 651

Schedule of Values (October 3, 2023 Plans)

Scope of Work	Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retaiange on Total Installed This Period	Total Installed To Date	Project Total	% Com p.
General Conditions	0.40	LS	\$ 86,789.79	0.10	0.10	0.20	\$ 8,678.98	\$ 7,811.08	\$ 17,357.96	\$ 34,715.92	50%
Maintain Access	0.40	Ea	\$ 8,799.00	0.10	0.10	0.20	\$ 879.90	\$ 791.91	\$ 1,759.80	\$ 3,519.60	50%
Surveying	0.40	LS	\$ 101,200.00	0.10	0.10	0.20	\$ 10,120.00	\$ 9,108.00	\$ 20,240.00	\$ 40,480.00	50%
Moblize Clearing and Grubbing (Cost Code # 160110)							\$ 19,678.88	\$ 17,710.99	\$ 39,357.76	\$ 78,715.52	
Ponds	24,939	CY	\$ 2.23	20,939.00	1,000.00	21,939.00	\$ 2,230.00	\$ 2,007.00	\$ 48,923.97	\$ 55,613.97	88%
Earthwork Density Testing	0.30	LS	\$ 136,682.00	0.20		0.20	\$ -	\$ -	\$ 27,336.40	\$ 41,004.60	67%
Final Dressout right of ways	165,000	SY	\$ 0.70	-		-	\$ -	\$ -	\$ -	\$ 115,500.00	0%
Dress Behind Electric Contractor	1	LS	\$ 35,687.00	0.50	0.25	0.75	\$ 8,921.75	\$ 8,029.58	\$ 26,765.25	\$ 35,687.00	75%
Grade or Regrade Ditches On site	7,358	LF	\$ 11.37	2,000.00	1,000.00	3,000.00	\$ 11,370.00	\$ 10,233.00	\$ 34,110.00	\$ 83,660.46	41%
Lot Fill and Testing (Cost Code # 160125)							\$ 22,521.75	\$ 20,269.58	\$ 137,135.62	\$ 331,466.03	
				-		-	\$ -	\$ -	\$ -	\$ -	####
				-		-	\$ -	\$ -	\$ -	\$ -	####
Excavation (SMF) Cost Code # (160120)							\$ -	\$ -	\$ -	\$ -	
Sod	164,378	Sy	\$ 2.31	74,378.00	6,500.00	80,878.00	\$ 15,015.00	\$ 13,513.50	\$ 186,828.18	\$ 379,713.18	49%
Seed	32,355	SY	\$ 0.58	-		-	\$ -	\$ -	\$ -	\$ 18,765.90	0%
Seeding & Mulching & Sod (Cost Code # 165160)							\$ 15,015.00	\$ 13,513.50	\$ 186,828.18	\$ 398,479.08	
Silt Fence Type III (Regular)	(200)	LF	\$ 1.94	(200.00)		(200.00)	\$ -	\$ -	\$ (388.00)	\$ (388.00)	100%
Maintain Silt Fence COJ project	17,200	LF	\$ 1.21	4,000.00	2,000.00	6,000.00	\$ 2,420.00	\$ 2,178.00	\$ 7,260.00	\$ 20,812.00	35%
Inlet Protection	82	Ea	\$ 182.24	-		-	\$ -	\$ -	\$ -	\$ 14,943.68	0%
Erosion and Sediment Control (Cost Code # 160100)							\$ 2,420.00	\$ 2,178.00	\$ 6,872.00	\$ 35,367.68	
NPDES Permit Compliance	0.40	Ls	66,454	0.10	0.10	0.20	\$ 6,645.40	\$ 5,980.86	\$ 13,290.80	\$ 26,581.60	50%
Stormwater Pollution Prevention Plan (Cost Code # 160101)							\$ 6,645.40	\$ 5,980.86	\$ 13,290.80	\$ 26,581.60	
Subgrade for Sidewalks and Flat concretes	1,857	SY	\$ 4.91	-		-	\$ -	\$ -	\$ -	\$ 9,117.87	0%
Subsoil Stabilization LBR 40											
Subgrade Roads	19,107	SY	\$ 8.58	19,107.00		19,107.00	\$ -	\$ -	\$ 163,938.06	\$ 163,938.06	100%
8" Limerock	20,907	SY	\$ 22.45	20,907.00		20,907.00	\$ -	\$ -	\$ 469,362.15	\$ 469,362.15	100%
Roadway Stabilize and Base (#165120)							\$ -	\$ -	\$ 633,300.21	\$ 642,418.08	

Scope of Work	Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retainage on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
1.5" Final Lift Asphalt SP -12.5 Traffic C PG 76-22 ROAD	50,907	SY	\$ 20.66	-		-	\$ -	\$ -	\$ -	\$ 1,051,738.62	0%
2" Structural SP 12.5 Traffic C 1st Lift Roads	38,907	SY	\$ 29.16	38,907.00		38,907.00	\$ -	\$ -	\$ 1,134,528.12	\$ 1,134,528.12	100%
Prime base material	38,907	SY	\$ 0.63	38,907.00		38,907.00	\$ -	\$ -	\$ 24,511.41	\$ 24,511.41	100%
Tack Coat	50,907	SY	\$ 0.63	-		-	\$ -	\$ -	\$ -	\$ 32,071.41	0%
Asphalt (Cost Code # 165135)							\$ -	\$ -	\$ 1,159,039.53	\$ 2,242,849.56	
6" Header Curb Type D	317	LF	\$ 34.42	-		-	\$ -	\$ -	\$ -	\$ 10,911.14	0%
18" City Std. Curb & Gutter	7,935	LF	\$ 21.34	7,935.00		7,935.00	\$ -	\$ -	\$ 169,332.90	\$ 169,332.90	100%
18" City Std. Drop Curb	398	LF	\$ 35.08	-		-	\$ -	\$ -	\$ -	\$ 13,961.84	0%
RA Curb 2.25' Wide	379	LF	\$ 40.52	-		-	\$ -	\$ -	\$ -	\$ 15,357.08	0%
Curb (Cost Code # 165130)							\$ -	\$ -	\$ 169,332.90	\$ 209,562.96	
Concrete - Flat Work 8" thick End Road Per plans	1,085	SF	\$ 12.45	-		-	\$ -	\$ -	\$ -	\$ 13,508.25	0%
Concrete Pavement Paver Base	2,730	SF	\$ 11.89	-		-	\$ -	\$ -	\$ -	\$ 32,459.70	0%
Sidewalks concrete M.U.P. Landings for ADA Mats	7,311	SF	\$ 5.55	-		-	\$ -	\$ -	\$ -	\$ 40,576.05	0%
6' Sidewalk	4,180	SF	\$ 5.55	-		-	\$ -	\$ -	\$ -	\$ 23,199.00	0%
A.D.A. Handicap Ramps M.U.P. and Sidewalks	22	Ea	\$ 303.74	-		-	\$ -	\$ -	\$ -	\$ 6,682.28	0%
A.D.A. Mats	795	SF	\$ 46.17	-		-	\$ -	\$ -	\$ -	\$ 36,705.15	0%
Brick Pavers	2,930	SF	\$ 22.96	-		-	\$ -	\$ -	\$ -	\$ 67,272.80	0%
Flush Header Curb 6" wide	26,025	LF	\$ 26.21	-	10,000.00	10,000.00	\$ 262,100.00	\$ 235,890.00	\$ 262,100.00	\$ 682,115.25	38%
1.5" M.U.P	21,900	SY	\$ 20.13	-		-	\$ -	\$ -	\$ -	\$ 440,847.00	0%
Prime Multiuse path base	21,900	SY	\$ 0.63	-		-	\$ -	\$ -	\$ -	\$ 13,797.00	0%
Subsoil Stabilization M.U.P	30,540	SY	\$ 12.88	15,000.00		15,000.00	\$ -	\$ -	\$ 193,200.00	\$ 393,355.20	49%
4" Multiuse Path Base Material	22,900	SY	\$ 24.48	-		-	\$ -	\$ -	\$ -	\$ 560,592.00	0%
Sidewalk & Path (Cost Code # 165150)							\$ 262,100.00	\$ 235,890.00	\$ 455,300.00	\$ 2,311,109.68	
Stripe	1.0	Ls	\$ 269,109.00	-		-	\$ -	\$ -	\$ -	\$ 269,109.00	0%
Striping & Signage (Cost Code # 165140)							\$ -	\$ -	\$ -	\$ 269,109.00	
Storm Top Adjustments	31	Ea	\$ 683.41	10.00	21.00	31.00	\$ 14,351.61	\$ 12,916.45	\$ 21,185.71	\$ 21,185.71	100%
Storm Inverts	21	Ea	\$ 823.12	10.00	10.00	20.00	\$ 8,231.20	\$ 7,408.08	\$ 16,462.40	\$ 17,285.52	95%
Rip Rap	1.0	Ls	\$ 32,258.58	0.50		0.50	\$ -	\$ -	\$ 16,129.29	\$ 32,258.58	50%
Upgrade to RCP	1.0	Ls	\$ 156,151.00	1.00		1.00	\$ -	\$ -	\$ 156,151.00	\$ 156,151.00	100%
Punch Out Storm Drain	19,168	Lf	\$ 2.56	-		-	\$ -	\$ -	\$ -	\$ 49,070.08	0%
Storm Drainage System (Cost Code # 165110)							\$ 22,582.81	\$ 20,324.53	\$ 209,928.40	\$ 275,950.89	76%
Roadway Underdrain	100	LF	\$ 29.48	-		-	\$ -	\$ -	\$ -	\$ 2,948.00	0%
Roadway Underdrain (Cost Code # 165180)							\$ -	\$ -	\$ -	\$ 2,948.00	
As Built	1.00	LS	\$ 67,821.00	-		-	\$ -	\$ -	\$ -	\$ 67,821.00	0%

Scope of Work	Quantity	Unit	Unit Price	Quantity Installed/ Materials Last App.	Quantity Installed/ Materials This App.	Quantity Installed To Date	Total Installed This Period	10% Net retainage on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
Paving and Drainage As-builts (Cost Code # 165190)	-						\$ -	\$ -	\$ -	\$ 67,821.00	
Rapid Flasing Beacon	1.00	LS	\$ 43,838.00	-		-	\$ -	\$ -	\$ -	\$ 43,838.00	0%
Electric (Cost Code # 180110)	-						\$ -	\$ -	\$ -	\$ 43,838.00	
(RAB Delete)	0.70	Ls	\$(572,563.77)	0.30		0.30	\$ -	\$ -	\$ (171,769.13)	\$ (400,794.64)	43%
Asphalt (Cost Code # 165135)	-						\$ -	\$ -	\$ (171,769.13)	\$ (400,794.64)	
				-		-	\$ -	\$ -	\$ -	\$ -	####
							\$ -	\$ -	\$ -	\$ -	
Revision 7 to 8 (Raise Roadway)	0.50	Ls	\$ 264,698.18	0.50		0.50	\$ -	\$ -	\$ 132,349.09	\$ 132,349.09	100%
Asphalt (Cost Code # 165135)							\$ -	\$ -	\$ 132,349.09	\$ 132,349.09	
Payment and performance bond	1		\$ 59,343.16	1.00		1.00	\$ -	\$ -	\$ 59,343.16	\$ 59,343.16	100%
Change Order # 1 Bond							\$ -	\$ -	\$ 59,343.16	\$ 59,343.16	
							Total Installed This Period	10% Net retainage on Total Installed This Period	Total Installed To Date	Project Total	% Comp.
							350,963.84	315,867.46	3,030,308.52	6,727,114.69	45%

WAIVER AND RELEASE OF LIEN
CONDITIONAL UPON PROGRESS PAYMENT

The undersigned lienor, upon payment from the lienee, in the sum of **\$315,867.45**, hereby waives and releases its lien and right to claim a lien including all claims, change orders, or demands whatsoever for labor, services, or materials furnished through **September 25, 2025** on the job of **Coastal Ridge CDD** on the following described property:

Project: **2024-18 EverRange Phase 2 (Sta 523 – 651)**

Pay Application: **#9847-4**

This waiver and release does not cover any labor, services, or materials furnished after the date specified. The undersigned represents that he is an authorized agent of Lienor and has authority to execute this Waiver and Release of Lien on behalf of Lienor.

Dated: **September 29, 2025**

Lienor's Name: **Vallencourt Construction Company, Inc.**

Address: **P.O. Box 1889**

Green Cove Springs, Florida 32043

Phone: **904-291-9330**

By: Maria Valdes

Printed Name: **Maria Valdes**

Title: **Accounts Receivable Manager**

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **# 19**
- (B) Name of Payee: **Carlton Construction Inc.**
4615 U.S. Highway 17
Suite 1
Fleming Island, FL 32003

- (C) **Amount Payable: \$688,322.86**

Carlton Construction Pay Application #4

- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

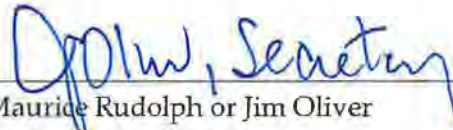
- (E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

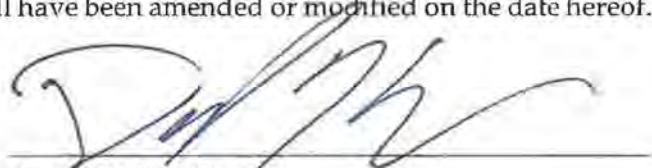
**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**



Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.



Daniel Welch, P.E.
Consulting Engineer

APPLICATION AND CERTIFICATION FOR PAYMENT

TO OWNER **Coastal Ridge CDD**
475 W. Town Place, Suite 114
St. Augustine FL 32092

PROJECT: **EverRange Amenity**
12858 Ever Range Parkway
Jacksonville FL 32256

APPLICATION NO: 4

Distribution to:

FROM CONTRACTOR: **Carlton Construction, Inc.**
4615 U.S. Highway 17
Suite 1
Fleming Island FL 32003

VIA ARCHITECT:

PERIOD TO: 09/30/2025

PROJECT NOS:

CONTRACT DATE: 05/07/2025

☒	OWNER
☐	ARCHITECT
☒	CONTRACTOR
☐	CONSULTANT

CONTRACT FOR: EverRange Amenity

CONTRACTOR'S APPLICATION FOR PAYMENT

1. ORIGINAL CONTRACT SUM	12,209,201.77
2. Net change by Change Orders	0.00
3. CONTRACT SUM TO DATE (Line 1+2)	12,209,201.77
4. TOTAL COMPLETED & STORED TO DATE (Column G on detailed sheet)	1,763,297.37
5. RETAINAGE:	
a. 5.00 % of Completed Work (Column D + E on detailed sheet)	69,728.92
b. 0.00 % of Stored Material (Column F on detailed sheet)	0.00
Total Retainage (Lines 5a + 5b or Total in Column I of detailed sheet)	69,728.92
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)	1,693,568.45
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	1,005,245.59
8. CURRENT PAYMENT DUE	688,322.86
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	10,515,633.32

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total Changes approved in Previous month by Owner	0.00	0.00
Total approved this Month	0.00	0.00
NET CHANGES by Change Order	0.00	0.00
TOTAL	0.00	

CONTRACTOR'S CERTIFICATION OF WORK

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: J. Amador Date: 9/29/25

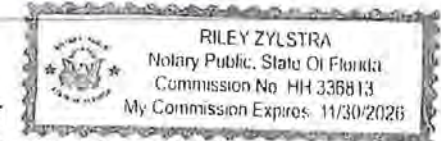
State of: Florida

County of: Clay

Subscribed and sworn to before me this 29th day of September, 25

Notary Public: [Signature]

My Commission Expires: 11-30-26



ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observation and the data comprising the above application, the Architect certifies to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 688,322.86

(Attach explanation if amount certified differs from amount applied for). Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.

ARCHITECT: Shawn Blair Date: \$10-01-2025

This Certificate is non negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor on this Contract.

PROGRESS BILLING

Schedule of Work Completed

Description of Work	Scheduled	Changes	Contract	Previous	Current Comp.	Stored Mat.	Total Comp.	%	Balance	Retained
General Conditions	726,438.00		726,438.00	181,609.50	60,536.50		242,146.00	33.33	484,292.00	
Performance Bond	90,693.49		90,693.49	84,725.00			84,725.00	93.42	5,968.49	
Liability Insurance	125,544.78		125,544.78	31,386.21	10,462.07		41,848.28	33.33	83,696.50	
Private Provider Plan Review	8,000.00		8,000.00	7,000.00	2,809.50		9,809.50	122.62	-1,809.50	490.48
Permits	11,315.00		11,315.00	6,255.64	1,356.24		7,611.88	67.27	3,703.12	380.59
Sitework	1,368,730.00		1,368,730.00	243,768.44	95,991.29		339,759.73	24.82	1,028,970.27	16,987.99
Beacon Crossing	85,000.00		85,000.00						85,000.00	
Landscape & Irrigation	557,654.00		557,654.00						557,654.00	
Surveying & Layout	45,740.00		45,740.00		6,015.00		6,015.00	13.15	39,725.00	300.75
Hardscapes	849,978.00		849,978.00						849,978.00	
Site Furnishings	53,445.00		53,445.00						53,445.00	
Pool & Splash Pad	1,716,419.00		1,716,419.00	144,297.95	295,772.33		440,070.28	25.64	1,276,348.72	22,003.52
Shade Structures	577,187.00		577,187.00						577,187.00	
Pickleball Courts	285,900.00		285,900.00						285,900.00	
Playground	232,595.00		232,595.00						232,595.00	
Welcome Ctr & Lakeside Pav.	3,386,019.00		3,386,019.00	190,668.00	184,279.70		374,947.70	11.07	3,011,071.30	18,747.39
Site & Hardscape Plumbing	63,200.00		63,200.00						63,200.00	
Site & Hardscape Electrical	500,000.00		500,000.00	10,000.00	16,000.00		26,000.00	5.20	474,000.00	1,300.00
FF&E	684,650.00		684,650.00						684,650.00	
Final Clean	19,600.00		19,600.00						19,600.00	
Contractor Contingency	250,000.00		250,000.00						250,000.00	
Contractor Fee	571,093.50		571,093.50	142,773.00	47,591.00		190,364.00	33.33	380,729.50	9,518.20
Totals:	12,209,201.77		12,209,201.77	1,042,483.74	720,813.63		1,763,297.37	14.44	10,445,904.40	69,728.92

Private Provider Plan Review/Inspections



PLEASE REMIT TO:
ECS FLORIDA, LLC
PO BOX 604375
CHARLOTTE, NC 28260-4375

NOTE: New REMIT TO Address

Invoice Date

Invoice Number

9/8/2025

2094072

Always Refer To
Above Number

PROJECT NAME: The Grove at Ever Range Amenity PPI
 Duval County, FL

TO: Accounts Payable
 Carlton Construction Inc
 4615 US Highway 17
 Suite 1
 Fleming Island, FL 32003

**Please include invoice number(s) on
 your checks or electronic payment
 remittance instructions.**

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

CUSTOMER CODE	PROJECT NO.	BILLED THRU DATE	TERMS
35:43270D	35:37169	8/30/2025	DUE UPON RECEIPT

**Please Pay
 This Amount: \$2,809.50**

Description	Quantity	Units	Unit Price	Extension	Total
Professional Services					
Principal - CMT	0.40	HOUR	\$185.00		\$74.00
Project Engineer	0.30	HOUR	\$135.00		\$40.50
				Subtotal:	\$114.50
Miscellaneous Services					
Code Compliance Inspection (#1)					\$385.00
Code Compliance Inspection (#2)					\$385.00
Code Compliance Inspection (#3)					\$385.00
Code Compliance Inspection (#4)					\$385.00
Code Compliance Inspection (#5)					\$385.00
Code Compliance Inspection (#6)					\$385.00
Code Compliance Inspection (#7)					\$385.00
				Subtotal:	\$2,695.00

Invoice Total - Please Remit => \$2,809.50

If you have any questions regarding this invoice,
 please contact **Anis Elkaz** at 904.880.0960

Permits



City of Jacksonville

Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 177987

Date Paid: 8/26/2025, 4:59 PM

Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5289114

Permit #:

Address:

Invoice Total:

B-25-320684.000

12858 EVER RANGE PKWY

\$90.00

DESCRIPTION

B-25-320684.000 - Plan Review Fee

Fees

Amount

Plan Review Fee

\$90.00

SUB TOTAL

90.00

Convenience Fee

3.95

TOTAL

93.95

202416 OverRange Plan review fee
Ce:1310

Permits



City of Jacksonville

Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 177988

Date Paid: 8/26/2025, 5:00 PM

Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5289341

Permit #:

Address:

Invoice Total:

B-25-322519.000

12858 EVER RANGE PKWY

\$90.00

DESCRIPTION

B-25-322519.000 - Plan Review Fee

Fees

Amount

Plan Review Fee

\$90.00

SUB TOTAL

90.00

Convenience Fee

3.95

TOTAL

93.95

202416 Ever Range Plan Review Fee
ce:1310

Permits



City of Jacksonville Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 179308

Date Paid: 9/3/2025, 11:19 AM

Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5292410

Permit #:

Address:

Invoice Total:

B-25-323346.000

12858 EVER RANGE PKWY

\$90.00

DESCRIPTION

B-25-323346.000 - Plan Review Fee

Fees

Amount

Plan Review Fee

\$90.00

SUB TOTAL

90.00

Convenience Fee

3.95

TOTAL

93.95

Permits



City of Jacksonville

Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 184549

Date Paid: 9/28/2025, 2:16 PM

Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5287497

Permit #:

Address:

Invoice Total:

B-25-323346.000

12858 EVER RANGE PKWY

\$430.36

DESCRIPTION

B-25-323346.000

Fees

Amount

Permit Fee

\$112.50

LandScape

\$13.50

Development Services

\$37.50

State Surcharge

\$5.06

C&D Fee

\$77.40

Deminimis Fee

\$28.00

Resource Management

\$6.40

Fire Review Fee

\$150.00

SUB TOTAL

430.36

Convenience Fee

15.06

TOTAL

AMY'S AMEX

445.42

202416 EVERRANGE
CC1310 POOL MECH YARD PERMIT

Permits



City of Jacksonville

Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 184550
Date Paid: 9/28/2025, 2:18 PM
Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5299967

Permit #:	Address:	Invoice Total:
B-25-330865.000	12858 EVER RANGE PKWY	\$90.00

DESCRIPTION

B-25-330865.000 - Plan Review Fee

Fees	Amount
Plan Review Fee	\$90.00

SUB TOTAL 90.00

Convenience Fee	3.95
-----------------	------

TOTAL 93.95

AMY'S AMEX

202416 EVERRANGE
CC1310 PERMIT RENEW SHADE STRUCTURE

Permits



City of Jacksonville

Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 184548
Date Paid: 9/28/2025, 2:12 PM
Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5299969

Permit #:	Address:	Invoice Total:
B-25-328969.000	12858 EVER RANGE PKWY	\$90.00

DESCRIPTION

B-25-328969.000 - Plan Review Fee

Fees	Amount
Plan Review Fee	\$90.00

SUB TOTAL

90.00

Convenience Fee

3.95

TOTAL

93.95

AMY'S AMEX

202416 EVERRANGE

CC1310 PERMIT RENEW SHADE STRUCTURE

Permits



City of Jacksonville

Building Inspection Division

PAYMENT

JaxEPICS Payment Receipt

Control #: 184125
Date Paid: 9/25/2025, 11:42 AM
Payment Type: credit

Payee Name: Amy Brooks

Payee Address: 4615 U. S. Highway 17, Suite 1, Fleming
Island FL 32003

Phone Number: 9042365863

COJP- 5283484

Permit #:

Address:

Invoice Total:

B-25-320684.000

12858 EVER RANGE PKWY

\$426.15

DESCRIPTION

B-25-320684.000

Fees

Amount

Permit Fee	\$127.60
LandScape	\$15.31
Development Services	\$42.60
State Surcharge	\$5.44
C&D Fee	\$25.20
Deminimis Fee	\$28.00
Resource Management	\$32.00
Fire Review Fee	\$150.00

SUB TOTAL

426.15

Convenience Fee

14.92

TOTAL

441.07

Amy AMex
202416 - EverRange Amenity
cc: 1310 Permit Drawings for Dumpster Enclosure

Sitework

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: Vallencourt Construction Co., Inc.
 Project Name: EverRange Amenity
 Payment Request No: 3 Subcontract No: SC-7500
 Period: 8/25, 2025 TO 9/25, 2025

STATEMENT OF CONTRACT AMOUNT:

1. Original Contract Amount	\$	927,517.97	(1)
2. Approved Changes (Net)(Add/Deduct) (per attached breakdown)	\$	(108,968.86)	(2)
3. Adjusted Contract Amount (1 +/- 2)	\$	818,549.11	(3)
4. Work Completed Previous Application	\$	243,251.00	(4)
5. Work Completed This Application	\$	93,031.14	(5)
6. Value of Work Completed to Date (per attached Schedule of Values)	\$	336,282.14	(6)
7. Total Prior Retainage	\$	12,162.55	(7)
8. Amount retained w/This Application	\$	4,651.56	(8)
9. Total Retainage to Date (7 + 8)	\$	16,814.11	(9)
10. Work Completed, Minus Retainage (6 - 9)	\$	319,468.03	(10)
11. Less Previous Payments Received	\$	231,088.45	(11)
12. AMOUNT OF THIS REQUEST (10 - 11)	\$	88,379.58	(12)

I hereby certify that the value of Work Completed to date, and the materials supplied to date, as shown above, represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and **Carlton Construction, Inc.** relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors, and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws, including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract; and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on 9/23/2025

Vallencourt Construction Co., Inc.

Company Name

Hunter Pruitt

Signature

Hunter Pruitt, PM

Printed Name and Title

State of _____ County of _____

The foregoing instrument was acknowledged before me this 23 date of September, 2025 by Hunter Pruitt (name) as Project Manager (title) for Vallencourt Construction Company, Inc. (company name)

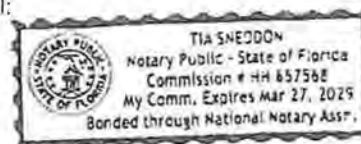
☒ Personally Known

☐ Produced ID

Notary

Tia Sneed

Notary Seal:



My Commission Expires:

3/27/29

SWORN STATEMENT

LABORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS ON THIS PROJECT.

Name	Address	Amt Remaining Unpaid



SCHEDULE OF VALUES

APPLICATION NUMBER:

3

APPLICATION DATE:

09/23/25

PERIOD FROM:

08/25/25

TO:

09/25/25

RETAINAGE %:

5%

SUBCONTRACTOR NAME: Vallencourt Construction Co., Inc

JOB NAME: EverRange Amenity

CONTINUATION SHEET

ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	PREVIOUS APPLICATIONS	WORK IN PLACE	STORED MTLs	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G/C)	BALANCE TO FINISH (C-G)	RETAINAGE (G*Retainage %)
A	B	C	D	E	F	G	H	I	J
1	Construction Site Work	\$ 33,741.76	\$ 6,700.00	\$ 10,000.00		\$ 16,700.00	49%	\$ 17,041.76	\$ 835.00
2	Erosion Control	\$ 41,569.00	\$ 8,200.00	\$ 12,000.00		\$ 20,200.00	49%	\$ 21,369.00	\$ 1,010.00
3	Site Grading	\$ 119,986.27	\$ 48,895.00	\$ 20,000.00		\$ 68,895.00	57%	\$ 51,091.27	\$ 3,444.75
4	Asphalt Paving	\$ 355,877.24	\$ -			\$ -	0%	\$ 355,877.24	\$ -
5	Drainage Systems	\$ 169,336.52	\$ 81,456.00	\$ 71,000.00		\$ 152,456.00	90%	\$ 16,880.52	\$ 7,622.80
6	Sanitary Sewer	\$ 57,833.35	\$ 45,000.00	\$ 7,000.00		\$ 52,000.00	90%	\$ 5,833.35	\$ 2,600.00
7	Water Distribution	\$ 149,173.83	\$ 53,000.00	\$ 82,000.00		\$ 135,000.00	90%	\$ 14,173.83	\$ 6,750.00
						\$ -	#DIV/0!	\$ -	\$ -
CO-01	CE #003	\$ 9,000.00		\$ 9,000.00		\$ 9,000.00	100%	\$ -	\$ 450.00
CO-02	CE #008	\$ (40,131.20)		\$ (40,131.20)		\$ (40,131.20)	100%	\$ -	\$ (2,006.56)
CO-03	CE #008	\$ (77,837.66)		\$ (77,837.66)		\$ (77,837.66)	100%	\$ -	\$ (3,891.88)
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
	TOTAL WORK	\$ 818,549.11	\$ 243,251.00	\$ 93,031.14	\$ -	\$ 336,282.14	41%	\$ 482,266.97	\$ 16,814.11

CHANGE ORDERS :

C.O. #	DESCRIPTION OF WORK	SCHEDULED VALUE	APPROVED Y/N
1	CE #003 - Trailer/Temp Parking Limerock	\$ 9,000.00	Yes
2	CE #008 - Owner Direct Purchase (Core & Main)	\$ (40,131.20)	Yes
3	CE #008 - Owner Direct Purchase (American Precast)	\$ (77,837.66)	Yes

Site work - \$2,960.15

Welcome Center & balustrade - \$1,499.00



PLEASE REMIT TO: **NOTE: New REMIT TO Address**
ECS FLORIDA, LLC
PO BOX 604375
CHARLOTTE, NC 28260-4375

Invoice Date

Invoice Number

9/8/2025

2094043

Always Refer To
Above Number

Page 1 of 2

PROJECT NAME: EverRange Amenity Center
 Duval County, FL
 Ref#: 7504

TO: Accounts Payable
 Carlton Construction Inc
 4615 US Highway 17
 Suite 1
 Fleming Island, FL 32003

**Please include invoice number(s) on
your checks or electronic payment
remittance instructions.**

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

CUSTOMER CODE	PROJECT NO.	BILLED THRU DATE	TERMS
35:43270D	35:36984	8/30/2025	DUE UPON RECEIPT

**Please Pay
This Amount: \$4,459.15**

Description	Quantity	Units	Unit Price	Extension	Total
<u>Week Ending 08/09/2025</u>					
Senior Engineer, P.E.	0.10	HOUR	\$185.00		\$18.50
Senior Project Manager	0.25	HOUR	\$135.00		\$33.75
Modified Proctor ASTM D1557	1.00	TEST	\$135.00		\$135.00
				Subtotal:	\$187.25
<u>Week Ending 08/16/2025</u>					
Senior Engineer, P.E.	0.20	HOUR	\$185.00		\$37.00
Senior Project Manager	0.60	HOUR	\$135.00		\$81.00
Field Compaction Unit Testing (Min. 5 tests/trip)	27.00	EACH	\$24.00		\$648.00
				Subtotal:	\$766.00
<u>Week Ending 08/23/2025</u>					
Senior Engineer, P.E.	0.40	HOUR	\$185.00		\$74.00
Senior Project Manager	0.85	HOUR	\$135.00		\$114.75
Engineering Technician	9.25	HOUR	\$70.00		\$647.50
Field Compaction Unit Testing (Min. 5 tests/trip)	33.00	EACH	\$24.00		\$792.00
Compressive Strength, Concrete Cylinders	10.00	EACH	\$18.00		\$180.00
Sample Concrete Cylinders (Min 4)	10.00	EACH	\$18.00		\$180.00
Sample Grout Prisms (Min 4)	4.00	EACH	\$18.00		\$72.00
Compressive Strength, Grout Prisms	4.00	EACH	\$18.00		\$72.00
				Subtotal:	\$2,132.25
<u>Week Ending 08/30/2025</u>					
Senior Engineer, P.E.	0.34	HOUR	\$185.00		\$62.90
Senior Project Manager	1.45	HOUR	\$135.00		\$195.75
Engineering Technician	6.50	HOUR	\$70.00		\$455.00
Field Compaction Unit Testing (Min. 5 tests/trip)	5.00	EACH	\$24.00		\$120.00
Compressive Strength, Concrete Cylinders	15.00	EACH	\$18.00		\$270.00
Sample Concrete Cylinders (Min 4)	15.00	EACH	\$18.00		\$270.00
				Subtotal:	\$1,373.65

Invoice Total - Please Remit =>

\$4,459.15



PLEASE REMIT TO: **NOTE: New REMIT TO Address**
ECS FLORIDA, LLC
PO BOX 604375
CHARLOTTE, NC 28260-4375

Invoice Date

9/8/2025

Invoice Number

2094043

Always Refer To
Above Number

Page 2 of 2

PROJECT NAME: EverRange Amenity Center
Duval County, FL
Ref#: 7504

TO: Accounts Payable
Carlton Construction Inc
4615 US Highway 17
Suite 1
Fleming Island, FL 32003

**Please include invoice number(s) on
your checks or electronic payment
remittance instructions.**

PLEASE DETACH AND RETURN DUPLICATE COPY WITH YOUR REMITTANCE

CUSTOMER CODE	PROJECT NO.	BILLED THRU DATE	TERMS
35:43270D	35:36984	8/30/2025	DUE UPON RECEIPT

**Please Pay
This Amount: \$4,459.15**

Description	Quantity	Units	Unit Price	Extension	Total
-------------	----------	-------	------------	-----------	-------

If you have any questions regarding this invoice,
please contact **Christopher Martin** at 904.880.0960

*** BUDGET SUMMARY ***

Budget Estimate:	\$18,000.00
Previously Invoiced:	\$264.75
Amt. This Invoice:	\$4,459.15
Amt. Remaining:	\$13,276.10



Surveying & Layout

Carlton Construction, Inc.
ap@carltonconstruction.net
4615 US Highway 17, Suite 1
Fleming Island, FL 32003
United States

Invoice : 201283618
Invoice Date : 8/25/2025
Project : 1025100221
Project Name : Carlton Construction - 202416 -
EverRange Amenity

For Professional Services Rendered Through 7/26/2025

PO-7500
Mandy Boswell: mandy@carltonconstruction.net

\$444101 - Survey Services
FIELD SERVICES

Current
Billings

2,332.50

7-23-2025 = S/O BLDGS, YARD DRAINS AND B.O.C.

CAD SERVICES

SEND CONTROL FIELDS TO CARLTON

PREPARE STAKE OUT FOR SURVEY REQUEST

COMPARE / MERGE ARCH'S WITH CIVILS
Rate Labor 2,332.50

Current Billings 2,332.50
Amount Due This Bill

2,332.50

Total Fee : 46,525.00
To Date Billings :

2,332.50
Total Remaining : 44,192.50

Surveying & Layout



Carlton Construction, Inc.
ap@carltonconstruction.net
4615 US Highway 17, Suite 1
Fleming Island, FL 32003
United States

Invoice : 201287913
Invoice Date : 9/24/2025
Project : 1025100221
Project Name : Carlton Construction - 202416 -
EverRange Amenity

For Professional Services Rendered Through 8/30/2025

PO-7500

Current
Billings

3,682.50

5444101 - Survey Services

FIELD SERVICES

7-28-2025 = S/O Light Poles & Back of Curb and Back of
Side walk

8-07-2025 = S/O Pool and Light Poles

CAD SERVICES

Reconcile files

Generate files for the above stake out.

Rate Labor 3,682.50

Current Billings 3,682.50
Amount Due This Bill 3,682.50

Total Fee : 46,525.00
To Date Billings : 6,015.00
Total Remaining : 40,510.00

Pool & Splash Pad

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: Crown Pools Inc.

Project Name: EverRange Amenity

Payment Request No: 3

Subcontract No: SC-7502

Period: 9/1, 2025 TO 9/31/2025, 2025

STATEMENT OF CONTRACT AMOUNT:

1 Original Contract Amount	\$ 1,674,164.00	(1)
2 Approved Changes (Net)(Add/Deduct) per attached breakdown:	\$ -	(2)
3 Adjusted Contract Amount (1 + - 2)	\$ 1,674,164.00	(3)
4 Work Completed Previous Application	\$ 144,297.95	(4)
5 Work Completed This Application	\$ 295,772.33	(5)
6 Value of Work Completed to Date per attached Schedule of Values	\$ 440,070.28	(6)
7 Total Prior Retainage	\$ 214.90	(7)
8 Amount retained w/This Application	\$ 14,768.62	(8)
9 Total Retainage to Date (7 + 8)	\$ 22,003.51	(9)
10 Work Completed Minus Retainage (6 - 9)	\$ 418,066.76	(10)
11 Less Previous Payments Received	\$ 137,083.05	(11)
12 AMOUNT OF THIS REQUEST (10 - 11)	\$ 280,983.71	(12)

I hereby certify that the value of Work Completed to date and the materials supplied to date as shown above represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and CARLTON CONSTRUCTION relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors, and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract, and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on 17-Sep, 2025

Crown Pools Inc.
Company Name

Signature

BRAD CORREIA PRES

Printed Name and Title

State of FLORIDA County of DUVAL

The foregoing instrument was acknowledged before me this 17TH date of SEPTEMBER, 2025 by BRAD CORREIA (name) as OWNER (title) for CROWN POOLS INC (company name).

☒ Personally Known

☐ Produced ID

Notary TERI HOWARD

Notary Seal

My Commission Expires 8/5/2027 HH383639



SWORN STATEMENT

UNPAID LABORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS
WITH AMOUNTS DUE OR TO BECOME DUE

Name	Address	Amt Remaining Unpaid

APPENDIX A

CONTRACTOR NAME: Crown Pools Inc
JOB NAME: EverRange Amenity

100R \ \ \ \ \	Crown Pools Inc
100B \ \ \ \ \	EverRange Amenity

1991

SMITHSONIAN INSTITUTION

[illegible]

Welcome Ctr & Lakeside Pav.

1059



South Jacksonville Office 904-423-2200
PO Box 56320
Jacksonville, FL 32241-6320
www.naderspestraiders.com

IS YOUR HOME PROTECTED FROM TERMITES?

Termites cause billions of dollars in damage every year rarely covered by homeowner's insurance and in our area, it's not if your home will encounter termites, but when. Protect your family and home 24/7/365 with Sentricon® with Always Active from Nader's, the #1 provider of Sentricon in the world. CALL TODAY! 855-MY-NADERS.

It's not just termite control. It's Nader's Pest Raiders termite control.

Customer Number: 3329129 Statement Date: 08/26/25 Payment Due Upon Receipt

Date	Invoice #	Description	Amount	Tax	Balance
Service Address	12858 Ever Range Parkway, Jacksonville, FL 32256				
08/19/25	63533165	Termite Service (Builder)	\$480.00	\$36.00	\$516.00

Current: \$516.00

Past Due: \$0.00

Total Amount Due: \$516.00

Please Keep the Top Portion For Your Records Return Bottom Portion with Payment

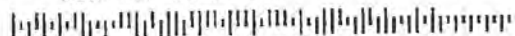
08/26/25



PO Box 56320 • Jacksonville, FL 32241-6320

You can pay your bill online at www.naderspestraiders.com

*****AUTOMATED FOR AADC 320



CARLTON CONSTRUCTION
4615 US HIGHWAY 17 STE 1
FLEMING ISLAND FL 32003-4830

4
529

Please check Invoice(s) paid below:

Invoice #	Amount	Invoice #	Amount
63533165	\$516.00		

If you are paying by credit card, please see reverse side

Please make checks payable and remit to:

NADER'S PEST RAIDERS
PO BOX 56320
JACKSONVILLE FL 32241-6320



Statement Date: 08/26/25
Customer Number: 3329129

Balance Forward: \$0.00
Amount: _____

Amount Due: \$516.00
Check # _____

Welcome Ctr & Lakeside Pav.

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: Capital Concrete and Masonry Solutions, LLC
Project Name: EverRange Amenity
Payment Request No: 2 Subcontract No: SC-7505
Period: 1-Sep, 2025 TO 30-Sep, 2025 24-2025 September

STATEMENT OF CONTRACT AMOUNT:

1. Original Contract Amount	\$	845,358.00	(1)	
2. Approved Changes (Net)(Add/Deduct) (per attached breakdown)	\$	-	(2)	
3. Adjusted Contract Amount (1 +/- 2)				\$ 845,358.00 (3)
4. Work Completed Previous Application	\$	121,820.00	(4)	
5. Work Completed This Application	\$	96,669.64	(5)	
6. Value of Work Completed to Date (per attached Schedule of Values)				\$ 218,489.64 (6)
7. Total Prior Retainage	\$	6,091.00	(7)	
8. Amount retained w/This Application	\$	4,833.48	(8)	
9. Total Retainage to Date (7 + 8)				\$ 10,924.48 (9)
10. Work Completed, Minus Retainage (6 - 9)				\$ 207,565.16 (10)
11. Less Previous Payments Received	\$	115,729.00	(11)	
12. AMOUNT OF THIS REQUEST (10 - 11)				\$ 91,836.16 (12)

I hereby certify that the value of Work Completed to date, and the materials supplied to date, as shown above, represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and **Carlton Construction, Inc.** relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors, and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws, including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract; and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on September 22, 2025

Capital Concrete and Masonry Solutions, LLC

Company Name

Signature

Ian Van Leer, Project Manager

Printed Name and Title

State of Florida County of St. Johns

The foregoing instrument was acknowledged before me this 22nd date of September, 2025 by Ian Van Leer (name) as Project Manager (title) for Capital Concrete and Masonry Solutions Inc. (company name)

☐ Physical Presence

☒ Personally Known

☐ Online Notarization

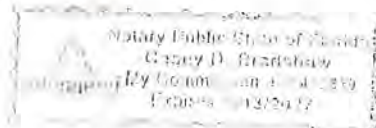
☐ Produced ID

Notary Seal:

Notary

My Commission Expires:

8/13/27



SWORN STATEMENT

UNPAID LABORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS
WITH AMOUNTS DUE OR TO BECOME DUE

Name	Address	Amt Remaining Unpaid
N/A	N/A	N/A

[illegible]

Welcome Ctr & Lakeside Pav.

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: Capital Framing, LLC
Project Name: EverRange Amenity
Payment Request No: 1 R1 Subcontract No: SC-7515
Period: September 1, 2025, 2025 TO September 30, 2025, 2025

STATEMENT OF CONTRACT AMOUNT:

1. Original Contract Amount	\$	291,187.00	(1)	
2. Approved Changes (Net)(Add/Deduct) (per attached breakdown)	\$	-	(2)	
3. Adjusted Contract Amount (1 +/- 2)				\$ 291,187.00 (3)
4. Work Completed Previous Application	\$	-	(4)	
5. Work Completed This Application	\$	30,345.00	(5)	
6. Value of Work Completed to Date (per attached Schedule of Values)				\$ 30,345.00 (6)
7. Total Prior Retainage	\$	-	(7)	
8. Amount retained w/This Application	\$	1,517.25	(8)	
9. Total Retainage to Date (7 + 8)				\$ 1,517.25 (9)
10. Work Completed, Minus Retainage (6 - 9)				\$ 28,827.75 (10)
11. Less Previous Payments Received	\$	-	(11)	
12. AMOUNT OF THIS REQUEST (10 - 11)				\$ 28,827.75 (12)

I hereby certify that the value of Work Completed to date, and the materials supplied to date, as shown above, represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and **Carlton Construction, Inc.** relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors, and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws, including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract; and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on September 29, 2025

Capital Framing, LLC

Company Name

Carolyn Sams

Signature

Carolyn Sams, Admin

Printed Name and Title

State of FLORIDA County of ST. JOHNS

The foregoing instrument was acknowledged before me this 29th date of September, 2025 by Carolyn Sams (name) as Admin (title) for Capital Framing, LLC (company name)

☒ Personally Known

☐ Produced ID

Notary

Mishella Lark Lukowski

Notary Seal

My Commission Expires: 7/4/26



SWORN STATEMENT
LABORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS ON THIS PROJECT.

Name	Address	Amt Remaining Unpaid



SCHEDULE OF VALUES

APPLICATION NUMBER:

APPLICATION DATE:

PERIOD FROM:

TO:

RETAINAGE %:

1 RI

09/29/25

09/01/25

09/30/25

5%

CONTINUATION SHEET

ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	PREVIOUS APPLICATIONS	WORK IN PLACE	STORED MTLs	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G/C)	BALANCE TO FINISH (C-G)	RETAINAGE (G*Retainage %)
A	B	C	D	E	F	G	H	I	J
1	Framing Labor	\$ 112,845.00	\$ -	\$ 26,432.50		\$ 26,432.50	23%	\$ 86,412.50	\$ 1,321.63
2	Framing Material	\$ 64,712.00	\$ -	\$ -		\$ -	0%	\$ 64,712.00	\$ -
3	Tiedown/ hardware labor & mat'l	\$ 15,325.00	\$ -	\$ 3,912.50		\$ 3,912.50	26%	\$ 11,412.50	\$ 195.63
4	Siding Scope Labor & Mat'l	\$ 98,305.00	\$ -	\$ -		\$ -	0%	\$ 98,305.00	\$ -
5						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
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						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
	TOTAL WORK	\$ 291,187.00	\$ -	\$ 30,345.00	\$ -	\$ 30,345.00		\$ 260,842.00	\$ 1,517.25

CHANGE ORDERS :

[illegible]

Welcome Ctr & Lakeside Pav.



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	CARLTON-065
Invoice Number	1408890-065
Invoice Date	09/24/2025
Due Date	10/10/2025
Branch	Jacksonville Truss Plant
Job	12858 EVER RANGE PKWY
Order Number	7182665
Order Date	09/22/2025

BILL TO:

Carlton Construction, Inc.
4615 US Highway 17
Ste 1
Fleming Island, Florida 32003

AMOUNT DUE: \$11,345.68

SHIP TO:

Carlton Construction, Inc.
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
*ROOF*WLCM CNTR*		Andrew Price	Cheryl Hodge		
Quantity	U/M	Description	Price U/M	Price	Amount
- ** J250062 - R ** WELCOME CNTR **					
8318.90	\$	70030 - Wood ROOF Trusses	\$	1.25	10398.62
1.00	ea	zz_70034_2309 - HU210 SPECIAL ORDER - NON-RETURNABLE	ea	18.10	18.10
1.00	ea	zz_70034_2310 - LGUM210-3 SDS SPECIAL ORDER - NON-RETURNABLE	ea	216.00	216.00

MERCHANDISE	10,632.72
OTHER	
FREIGHT	0.00
TAX	712.96
TOTAL	11,345.68

This document is subject to, and governed by US LBM, LLC Terms and Conditions, which are available for review at <https://uslbm.com/termsandconditionsofsales> (the "Terms and Conditions"), and the Terms and Conditions are incorporated by reference into this document. The Terms and Conditions are subject to change, with the updated versions being available at the foregoing link, and you agree and intend to be bound by the Terms and Conditions. If you cannot access the link or prefer to receive the Terms and Conditions in another format, please contact assist@uslbm.com.

Welcome Ctr & Lakeside Pkwy.



INDUSTRIES PRODUCTS SUPPORT BUY LOCALLY



Account
Registration

My Info

My Billing Addresses

My Password

Order Details #1242476

Department Details

Jacksonville Fire & Rescue Dept
1117 W. Duval St Ste 375
Jacksonville, FL 32202-6725

Customer Details

Grant Thornton Construction net
Brent Stokes
4515 US HIGHWAY 1
STE 100
FLEMING ISLAND, FL 32003-4830

Tracking Number

This order was marked as **Completed** on **September 16, 2025**

#	Image	Model	SKU	Quantity
1		Model 3274 – KnoxBox 3200, Recess Mount, Hinged Door, Dark Bronze Model 3274	3274	1

Install at: Coastal Ridge Community Development District Bldg. Welcome Center 12858 Ever Range Parkway
Jacksonville, FL 32256

Permit Number: B25249176

Property Owner/Manager: Jim Oliver (904) 940-5350

Sub-total	\$614.00
Shipping & Handling	\$36.00
Tax	\$48.75
Total	\$698.75

[Back To List](#)

Welcome Ctr & Lakeside Pav.

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: C W Wood Plumbing, Inc.
Project Name: EverRange Amenity
Payment Request No: 2 Subcontract No: SC 7511
Period: 09/01 2025 TO 09/30 2025

STATEMENT OF CONTRACT AMOUNT:

1 Original Contract Amount	\$ 51,000.00 (1)	
2 Approved Changes (Net)(Add/Deduct) (per attached breakdown)	3,000.00 (2)	
3 Adjusted Contract Amount (1 +/- 2)		161,000.00 (3)
4 Work Completed Previous Application	34,848.00 (4)	
5 Work Completed This Application	15,840.00 (5)	
6 Value of Work Completed to Date (per attached Schedule of Values)		50,688.00 (6)
7 Total Prior Retainage	1,742.40 (7)	
8 Amount retained w/ This Application	792.00 (8)	
9 Total Retainage to Date (7 + 8)		2,534.40 (9)
10 Work Completed Minus Retainage (6 - 9)		48,153.60 (10)
11 Less Previous Payments Received	32,105.60 (11)	
12 AMOUNT OF THIS REQUEST (10 - 11)		15,048.00 (12)

I hereby certify that the value of Work Completed to date and the materials supplied to date as shown above represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and Carlton Construction, Inc. relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws, including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract, and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on Sept 17 2025

Wood Plumbing, Inc.
Company Name

Signature

W. Scott Wood, President
Printed Name and Title

State of Florida County of Duval

foregoing instrument was acknowledged before me this 17th day of September 2025 by
W. Scott Wood (name) as President (title) for
C.W. Wood Plumbing, Inc. (company name)

Personally Known

? Produced ID

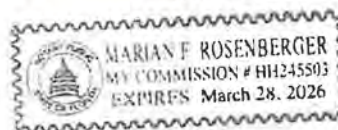
Notary

Marian F. Rosenberger

Notary Seal

My Commission Expires

March 28, 2026



RN STATEMENT

ORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS ON THIS PROJECT

e	ress	Remaining Unpaid
used from inventory		

SCHEDULE OF VALUES

APPLICATION NUMBER

APPLICATION DATE

PERIOD FROM

TO

REPLACEMENT

SUBJECT FOR NAME

C.W. Wood Plumbing Inc

Verillage Avenue

JOB NAME

CONSTRUCTION SHEET

ITEM NO	DESCRIPTION OF WORK	SCHEDULED VALUE	PROVISION APPLICATIONS	WORK IN PROGRESS	STORED MATERIALS	TOTAL COMPLETED AND STORED TO DATE (1-1-1)	PERCENTAGE	REMAINING TO FINISH	REMAINING TO FINISH (1-1-1)
1	Building plumbing	\$ 105,000.00	\$ 11,500.00	\$ 15,800.00	\$	\$ 27,300.00	26%	\$ 77,700.00	74%
2	Site plumbing	\$ 55,000.00	\$	\$	\$	\$ 55,000.00	100%	\$	0%
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TOTAL		\$ 160,000.00	\$ 11,500.00	\$ 15,800.00	\$ 0.00	\$ 27,300.00	17%	\$ 132,700.00	83%

CHANGE ORDERS

NO	DESCRIPTION OF WORK	SCHEDULED VALUE	APPROVED BY
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**CONDITIONAL
WAIVER AND RELEASE OF LIEN
UPON PROGRESS PAYMENT**

The undersigned lienor, in consideration of the sum of \$ 15,048.00, hereby waives and releases its lien and right to claim a lien for labor, services or materials furnished through 09/30/25 to Carlton Construction Inc., on the job of Everrange Amenity, to the following property described:

Job Name: **EVERRANGE AMENITY**
Job Address: **12858 Ever Range Parkway**
City, State, Zip: **Jacksonville, FL 32256**

This release is contingent upon receipt by the undersigned of the consideration specified above and upon full collection by the undersigned of any and all checks, drafts and instruments given in payment for labor, services or materials on the job.

This waiver and release does not cover any retention or labor, services, or materials furnished after the date specified.

DATED on Sept. 17 2025

C W Wood Plumbing Inc

(Subcontractor's Name)

By

W Scott Wood

Printed Name W. Scott Wood

STATE OF FLORIDA

COUNTY OF Duval

The foregoing instrument was acknowledge before me this 17th day of September, 2025,
by W. Scott Wood as President of C.W. Wood Plumbing Inc. who is:
(Subcontractor's Name)

☒ Personally known
☐ Produced Identification
Type of Identification Produced _____

Marian F Rosenberger

NOTARY PUBLIC

My Commission Expires

March 28, 2026

This is statutory form prescribed by Section 713.20, Florida Statutes



Return to: Carlton Construction Inc., 4615 US Hwy 17, Suite 1, Fleming Island, FL 32003



**How doers
get more done.**

230 DURBIN PAVILION DRIVE
ST. JOHNS, FL 32259 (904)417-4600

1324 00054 36019 09/19/25 09:59 AM
SALE SELF CHECKOUT

611942039494 DWV PIPE <A>	14.36
2" X 10' PVC40-DWV PE PIPE	
611942037643 2 PVC CPLG <A>	2.18
2" PVC COUPLING SXS	
038753302317 8 OZ. RAIN R <A>	13.23
8 OZ. RAIN R SHINE PURPLE PRIMER HAN	

SUBTOTAL	29.77
TAX + PIF	2.09
TOTAL	\$31.86

XXXXXXXXXXXX7239 HOME DEPOT

USD\$ 31.86

AUTH CODE 019509/9543290

TA

CARLTON CONSTRUCTION INC

MESSER L BRANSON

Chip Read

AID A0000000049999D8400305 THD PLCC PRO

PRO XTRA MEMBER STATEMENT

PRO XTRA ###-###-8321 SUMMARY
THIS RECEIPT PO/JOB NAME: 202416

2025 PRO XTRA SPEND 09/18: \$33,176.20

Get the CREDIT LINE your business needs
PLUS earn Perks 4X FASTER when you join
Pro Xtra, register, & use your Pro Xtra
Credit Card. Apply and SAVE UP TO \$100.
Learn more at homedepot.com/credit

1324 09/19/25 09:59 AM



1324 54 36019 09/19/2025 8599

PIF NOTICE

THE TAX ON YOUR RECEIPT CONTAINS A 0.50%
PUBLIC INFRASTRUCTURE FEE, PAYABLE TO
THE DPI COMMUNITY DEVELOPMENT DISTRICT.
THE FEE IS COLLECTED AND USED TO FINANCE
PUBLIC IMPROVEMENTS IN THE DISTRICT.
THIS FEE IS NOT A TAX AND IS CHARGED IN
ADDITION TO SALES TAX. THIS FEE BECOMES
PART OF THE SALES PRICE AND IS SUBJECT
TO SALES TAX.

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 11	365	09/19/2026

Welcome Ctr

&

Lakeside Pav



**How doers
get more done.**

230 DURBIN PAVILION DRIVE
ST. JOHNS, FL 32259 (904)417-4600

1324 00054 45077 09/24/25 02:49 PM
SALE SELF CHECKOUT

611942037643 2 PVC CPLG <A>	2.18
2" PVC COUPLING SXS	
811000016614 3/4 CPVC CPL <A>	
3/4" CPVC COUPLING SXS	
2@0.68	1.36

SUBTOTAL	3.54
TAX + PIF	0.23
TOTAL	\$3.77

XXXXXXXXXXXX7239 HOME DEPOT
AUTH CODE 024177/4543797

USDS 3.77

TA

CARLTON CONSTRUCTION INC
MESSER L BRANSON
Chip Read
AID A0000000049999D8400305 THD PLCC PRO

PRO XTRA MEMBER STATEMENT

PRO XTRA ###-###-8321 SUMMARY
THIS RECEIPT PO/JOB NAME: 202416

2025 PRO XTRA SPEND 09/23: \$33,274.74

Get the CREDIT LINE your business needs
PLUS earn Perks 4X FASTER when you join
Pro Xtra, register, & use your Pro Xtra
Credit Card. Apply and SAVE UP TO \$100.
Learn more at homedepot.com/credit

1324 09/24/25 02:49 PM



1324 54 45077 09/24/2025 5392

PIF NOTICE

THE TAX ON YOUR RECEIPT CONTAINS A 0.50%
PUBLIC INFRASTRUCTURE FEE, PAYABLE TO
THE DPI COMMUNITY DEVELOPMENT DISTRICT.
THE FEE IS COLLECTED AND USED TO FINANCE
PUBLIC IMPROVEMENTS IN THE DISTRICT.
THIS FEE IS NOT A TAX AND IS CHARGED IN
ADDITION TO SALES TAX. THIS FEE BECOMES
PART OF THE SALES PRICE AND IS SUBJECT
TO SALES TAX.

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 11	365	09/24/2026

Welcome Ctr

&

Lakeside Pav

Welcome Ctr 2 Lakeside Pav.

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: Pye-Baker Fire Safety, LLC
 Project Name: EverRange Amentity
 Payment Request No: 1 Subcontract No: SC-7508
 Period: 9/1, 2025 TO 9/30, 2025

STATEMENT OF CONTRACT AMOUNT:

1. Original Contract Amount	\$	36,055.00	(1)
2. Approved Changes (Net)(Add/Deduct) (per attached breakdown)	\$	-	(2)
3. Adjusted Contract Amount (1 +/- 2)		\$ 36,055.00	(3)
4. Work Completed Previous Application	\$	-	(4)
5. Work Completed This Application	\$	4,330.00	(5)
6. Value of Work Completed to Date (per attached Schedule of Values)		\$ 4,330.00	(6)
7. Total Prior Retainage	\$	-	(7)
8. Amount retained w/This Application	\$	216.50	(8)
9. Total Retainage to Date (7 + 8)		\$ 216.50	(9)
10. Work Completed, Minus Retainage (6 - 9)		\$ 4,113.50	(10)
11. Less Previous Payments Received	\$	-	(11)
12. AMOUNT OF THIS REQUEST (10 - 11)		\$ 4,113.50	(12)

I hereby certify that the value of Work Completed to date, and the materials supplied to date, as shown above, represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and **Carlton Construction, Inc.** relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors, and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws, including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract; and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on September 16th, 2025

Pye-Baker Fire Safety, LLC

Company Name

Signature

Alton Holestin Jr, Branch Manager

Printed Name and Title

State of Florida County of Duval

The foregoing instrument was acknowledged before me this 16th date of September, 2025 by Alton Holestin Jr (name) as Branch Manager (title) for Pye Barker Fire & Safety (company name)

☒ Personally Known

☐ Produced ID _____

Notary

Notary Seal:



KELLY B. HAWKINS
 Commission # HH 180992
 Expires October 19, 2025

My Commission Expires: 10/19/2025

SWORN STATEMENT LABORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS ON THIS PROJECT.

Name	Address	Amt Remaining Unpaid
None at this time		

1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 2146, 2147, 2148, 2149, 2150, 2151, 2152, 2153, 2154, 2155, 2156, 2157, 2158, 2159, 2160, 2161, 2162, 2163, 2164, 2165, 2166, 2167, 2168, 2169, 2170, 2171, 2172, 2173, 2174, 2175, 2176, 2177, 2178, 2179, 2180, 2181, 2182, 2183, 2184, 2185, 2186, 2187, 2188, 2189, 2190, 2191, 2192, 2193, 2194, 2195, 2196, 2197, 2198, 2199, 2200, 2201, 2202, 2203, 2204, 2205, 2206, 2207, 2208, 2209, 2210, 2211, 2212, 2213, 2214, 2215, 2216, 2217, 2218, 2219, 2220, 2221, 2222, 2223, 2224, 2225, 2226, 2227, 2228, 2229, 2230, 2231, 2232, 2233, 2234, 2235, 2236, 2237, 2238, 2239, 2240, 2241, 2242, 2243, 2244, 2245, 2246, 2247, 2248, 2249, 2250, 2251, 2252, 2253, 2254, 2255, 2256, 2257, 2258, 2259, 2260, 2261, 2262, 2263, 2264, 2265, 2266, 2267, 2268, 2269, 2270, 2271, 2272, 2273, 2274, 2275, 2276, 2277, 2278, 2279, 2280, 2281, 2282, 2283, 2284, 2285, 2286, 2287, 2288, 2289, 2290, 2291, 2292, 2293, 2294, 2295, 2296, 2297, 2298, 2299, 2300, 2301, 2302, 2303, 2304, 2305, 2306, 2307, 2308, 2309, 2310, 2311, 2312, 2313, 2314, 2315, 2316, 2317, 2318, 2319, 2320, 2321, 2322, 2323, 2324, 2325, 2326, 2327, 2328, 2329, 2330, 2331, 2332, 2333, 2334, 2335, 2336, 2337, 2338, 2339, 2340, 2341, 2342, 2343, 2344, 2345, 2346, 2347, 2348, 2349, 2350, 2351, 2352, 2353, 2354, 2355, 2356, 2357, 2358, 2359, 2360, 2361, 2362, 2363, 2364, 2365, 2366, 2367, 2368, 2369, 2370, 2371, 2372, 2373, 2374, 2375, 2376, 2377, 2378, 2379, 2380, 2381, 2382, 2383, 2384, 2385, 2386, 2387, 2388, 2389, 2390, 2391, 2392, 2393, 2394, 2395, 2396, 2397, 2398, 2399, 2400, 2401, 2402, 2403, 2404, 2405, 2406, 2407, 2408, 2409, 2410, 2411, 2412, 2413, 2414, 2415, 2416, 2417, 2418, 2419, 2420, 2421, 2422, 2423, 2424, 2425, 2426, 2427, 2428, 2429, 2430, 2431, 2432, 2433, 2434, 2435, 2436, 2437, 2438, 2439, 2440, 2441, 2442, 2443, 2444, 2445, 2446, 2447, 2448, 2449, 2450, 2451, 2452, 2453, 2454, 2455, 2456, 2457, 2458, 2459, 2460, 2461, 2462, 2463, 2464, 2465, 2466, 2467, 2468, 2469, 2470, 2471, 2472, 2473, 2474, 2475, 2476, 2477, 2478, 2479, 2480, 2481, 2482, 2483, 2484, 2485, 2486, 2487, 2488, 2489, 2490, 2491, 2492, 2493, 2494, 2495, 2496, 2497, 2498, 2499, 2500, 2501, 2502, 2503, 2504, 2505, 2506, 2507, 2508, 2509, 2510, 2511, 2512, 2513, 2514, 2515, 2516, 2517, 2518, 2519, 2520, 2521, 2522, 2523, 2524, 2525, 2526, 2527, 2528, 2529, 2530, 2531, 2532, 2533, 2534, 2535, 2536, 2537, 2538, 2539, 2540, 2541, 2542, 2543, 2544, 2545, 2546, 2547, 2548, 2549, 2550, 2551, 2552, 2553, 2554, 2555, 2556, 2557, 2558, 2559, 2560, 2561, 2562, 2563, 2564, 2565, 2566, 2567, 2568, 2569, 2570, 2571, 2572, 2573, 2574, 2575, 2576, 2577, 2578, 2579, 2580, 2581, 2582, 2583, 2584, 2585, 2586, 2587, 2588, 2589, 2590, 2591, 2592, 2593, 2594, 2595, 2596, 2597, 2598, 2599, 2600, 2601, 2602, 2603, 2604, 2605, 2606, 2607, 2608, 2609, 2610, 2611, 2612, 2613, 2614, 2615, 2616, 2617, 2618, 2619, 2620, 2621, 2622, 2623, 2624, 2625, 2626, 2627, 2628, 2629, 2630, 2631, 2632, 2633, 2634, 2635, 2636, 2637, 2638, 2639, 2640, 2641, 2642, 2643, 2644, 2645, 2646, 2647, 2648, 2649, 2650, 2651, 2652, 2653, 2654, 2655, 2656, 2657, 2658, 2659, 2660, 2661, 2662, 2663, 2664, 2665, 2666, 2667, 2668, 2669, 2670, 2671, 2672, 2673, 2674, 2675, 2676, 2677, 2678, 2679, 26

SCHEDULE OF VALUES

APPLICATION NUMBER:

1

APPLICATION DATE:

09/16/25

PERIOD FROM:

09/01/25

TO:

09/30/25

RETAINAGE %:

5%

SUBCONTRACTOR NAME: Pye-Barker Fire & Safety LLC

JOB NAME: EverRange Amenity

CONTINUATION SHEET[illegible]

CHANGE ORDERS :

C.O. #	DESCRIPTION OF WORK	SCHEDULED VALUE	APPROVED Y/N

welcome ctr \$23,000
Site 2 Hardscape \$16,000

SUBCONTRACTOR'S APPLICATION FOR PAYMENT AFFIDAVIT

Subcontractor: KAD Electric Co., Inc
Project Name: Everrange Amenity
Payment Request No: 2 Subcontract No: SC-7501
Period: 2025 TO 9/30, 2025

STATEMENT OF CONTRACT AMOUNT:

1. Original Contract Amount	\$ 976,000.00 (1)	
2. Approved Changes (Net)(Add/Deduct) (per attached breakdown)	\$ - (2)	
3. Adjusted Contract Amount (1 +/- 2)		\$ 976,000.00 (3)
4. Work Completed Previous Application	\$ 44,000.00 (4)	
5. Work Completed This Application	\$ 39,000.00 (5)	
6. Value of Work Completed to Date (per attached Schedule of Values)		\$ 83,000.00 (6)
7. Total Prior Retainage	\$ 4,400.00 (7)	
8. Amount retained w/This Application	\$ 3,900.00 (8)	
9. Total Retainage to Date (7 + 8)		\$ 8,300.00 (9)
10. Work Completed, Minus Retainage (6 - 9)		\$ 74,700.00 (10)
11. Less Previous Payments Received	\$ 39,600.00 (11)	
12. AMOUNT OF THIS REQUEST (10 - 11)		\$ 35,100.00 (12)

I hereby certify that the value of Work Completed to date, and the materials supplied to date, as shown above, represent the actual value of accomplishment under the terms of the Contract (and all authorized changes thereto) between the Subcontractor and **Carlton Construction, Inc.** relating to the above-referenced project.

I also certify that all laborers, materialmen, suppliers, contractors, and subcontractors used on or in connection with the performance of this Contract have been paid in full for the amount due through the end of the prior Period set forth above, except as noted below. I further certify that I have complied with all Federal, State and Local tax laws, including Social Security laws, Unemployment Compensation laws and Workers' Compensation laws insofar as applicable to the performance of this Contract; and I have full power and authority to execute this instrument on behalf of the Subcontractor.

Dated on 17-Sep, 2025

KAD Electric Co., Inc

Company Name

Signature Lisa Dease

Lisa Dease-President

Printed Name and Title

State of _____ County of _____

The foregoing instrument was acknowledged before me this 17 date of September, 2025 by
LISA DEASE (name) as PRESIDENT (title) for
KAD ELECTRIC Co Inc. (company name)

☐ Personally Known

☐ Produced ID _____

Notary Seal:

Notary _____

My Commission Expires: _____

SWORN STATEMENT

LABORERES, MATERIALMEN, SUPPLIERS, CONTRACTORS, SUBCONTRACTORS AND OTHERS ON THIS PROJECT.

Name	Address	Amt Remaining Unpaid

CARLTON

SCHEDULE OF VALUES

SUBCONTRACTOR NAME: KAO Electric Commercial Specialties, LLC
 JOB NAME: Everrange Amenity

APPLICATION NUMBER:

APPLICATION DATE:

PERIOD FROM:

TO:

RETAINAGE %:

2

09/17/25

09/30/25

10%

CONTINUATION SHEET

ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE	PREVIOUS APPLICATIONS	WORK IN PLACE	STORED MTL	TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G/C)	BALANCE TO FINISH (C-G)	RETAINAGE (G*Retainage %)
A	B	C	D	E	F	G	H	I	J
	Site, Pool, Pickle, Temp Electric					\$ -	*DIV/0!	\$ -	\$ -
	Welcome Ctr/Lakeside Pvn Elect					\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
1	Permit & Temp Power	\$ 18,000.00	\$ 12,000.00	\$ 6,000.00		\$ 18,000.00	100%	\$ -	\$ 1,800.00
2	Slab	\$ 22,000.00	\$ 22,000.00			\$ 22,000.00	100%	\$ -	\$ 2,200.00
3	Pool	\$ 35,000.00				\$ -	0%	\$ 35,000.00	\$ -
4	Underground	\$ 200,000.00	\$ 10,000.00	\$ 10,000.00		\$ 20,000.00	10%	\$ 180,000.00	\$ 2,000.00
5	Rough-in Buildings	\$ 190,000.00		\$ 15,000.00		\$ 15,000.00	8%	\$ 175,000.00	\$ 1,500.00
6	Service	\$ 70,000.00				\$ -	0%	\$ 70,000.00	\$ -
7	Licar	\$ 40,000.00				\$ -	0%	\$ 40,000.00	\$ -
8	Lighting	\$ 350,000.00				\$ -	0%	\$ 350,000.00	\$ -
9	Front ont	\$ 31,000.00				\$ -	0%	\$ 31,000.00	\$ -
10	Fire alarm	\$ 20,000.00		\$ 8,000.00		\$ 8,000.00	40%	\$ 12,000.00	\$ 800.00
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
						\$ -	#DIV/0!	\$ -	\$ -
	TOTAL WORK	\$ 976,000.00	\$ 44,000.00	\$ 39,000.00	\$ -	\$ 83,000.00		\$ 893,000.00	\$ 8,300.00

CHANGE ORDERS:

C.O. #	DESCRIPTION OF WORK	SCHEDULED VALUE	APPROVED Y/N

The Grove at EverRange

Coastal Ridge CDD & Carlton Construction Contract Summary

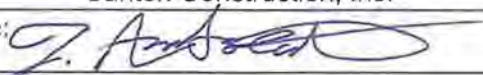
- Guaranteed Maximum Price Contract, 12-month duration
 - **GMP = \$12,209,201.77**
 - GMP = Cost of the Work + Lump Sum GCs + Contractor's Fee
 - Cost of the work includes **P&P Bond** (\$90,693.49) & **Liability Insurance** (\$125,544.78)
 - **Project savings** are shared 70/30 between CDD/Carlton
 - Project savings are only possible through subcontractor buy-out, as GCs are a lump sum.
 - **Lump Sum General Conditions = \$726,438.00 (\$60,536.50 per month)**
 - Monthly GC billing = \$60,536.50
 - This is the total of Proj. Mgmt. (\$540,000) and GRs (\$186,438.00)
 - There is no automatic mark-up of GCs in a C.O. (sections 5.5, 6.2)
 - If required by the change in the work, added GCs must be quantified
 - **Lump Sum Fee = \$571,093.50**
 - Monthly fee billing = \$47,591.00
 - Fee can increase or decrease 5% by C.O. (section 6.2)
- Substantial Completion Date: **June 15th, 2026**
- Billing Checklist
 - Pay app submitted on or before the 30th of each month.
 - Verify Pay App has the correct sequence # and date for corresponding month.
 - Verify Pay app is **signed, dated, and notarized by the GC.**
 - Verify the Pay app is **certified by the AOR**
 - Verify the monthly summary of change orders is accurate.
 - Verify the **General Conditions billing amount equals the monthly installment amount of \$60,536.50** (The lump sum General Conditions amount shall be subject to adjustments per contract)
 - Verify the **Liability Insurance billing amount equals the monthly installment amount of \$10,462.07** (Subject to change with approved change orders)
 - Verify the **Contractor's Fee equals the monthly installment amount of \$47,591.00** (Subject to change with approved change orders)
 - Verify Pay App includes all appropriate back up (subcontractor pay-apps)
 - Verify the payment due amount matches the requested amount.

CONDITIONAL WAIVER AND RELEASE OF LIEN

Project Name/Number:	The Grove @ EverRange Amenity
Property Address:	12858 Ever Range Parkway, Jacksonville FL 32256
Payment Amount:	\$ 688,322.86
Through Date:	09/30/2025
Owner:	Coastal Ridge Community Development District

The undersigned company has provided labor, services, materials or equipment for the above-listed project at the property listed above. The undersigned company does hereby waive and release all bond claims, liens, or claims of right of lien, statutory or otherwise against the above-listed property, project, owner and any sureties, for labor, services, material or equipment provided by the undersigned company through the above-listed through date. This document is effective only upon the undersigned company's receipt of payment from the financial institution on which the check in the above-listed payment amount is drawn.

This Conditional Waiver and Release of Lien does not cover any retention or labor, services, equipment, or materials furnished for the above-mentioned project at the property listed above after the above-listed through date.

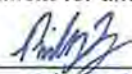
Company Name:	Carlton Construction, Inc.
Signature:	
Print Name:	Anthony Cantu
Title:	Project Manager
Date of Signature:	9-29-25

ACKNOWLEDGMENT

STATE OF Florida)

COUNTY OF Clay)

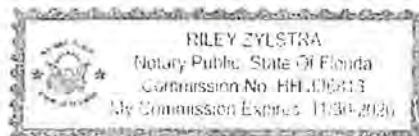
Personally appeared before me, this 29th day of September, 2025,
Anthony Cantu, who being duly sworn on oath says that he/she is
Project Manager of Carlton Construction, Inc. and that he hereby
acknowledges the execution of the foregoing instrument for and on special instance and request.

Signature: 

Printed Name: Riley Zylstra

NOTARY PUBLIC – STATE OF: FL

NOTARY STAMP



COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: # 20

(B) Name of Payee: **England-Thims & Miller**
14775 Old St. Augustine Road
Jacksonville, FL 32258

(C) Amount Payable: \$ 412.50

ETM Invoice # 222386 - \$ 412.50

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

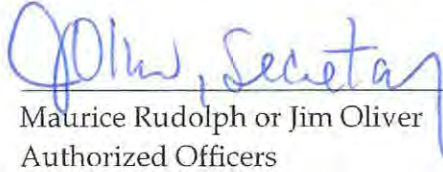
(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**


Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.


Daniel Welch, P.E.
Consulting Engineer



ENGLAND-THIMS & MILLER

14775 Old St. Augustine Road, Jacksonville, FL 32258

etm-inc.com | 904.642.8990

Daniel Laughlin
Coastal Ridge CDD
475 West Town Place, Suite 114
Saint Augustine, FL 32092

October 07, 2025

Invoice No: 222386

Total This Invoice \$412.50

Project 20088.38000 Coastal Ridge CDD - Work Authorizations

Professional Services rendered through September 27, 2025

Phase 01 Work Authorization #1 - General Services

Labor

			Hours	Rate	Amount	
Assistant Project Manager						
Wolterman, Sharlene	9/6/2025		2.00	165.00	330.00	
Wolterman, Sharlene	9/20/2025		.50	165.00	82.50	
Totals			2.50		412.50	
Total Labor						412.50
				Total this Phase		\$412.50
				Total This Invoice		\$412.50

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

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The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: # 21

(B) Name of Payee: **ABC SUPPLY CO**
 P.O. Box 742067
 Atlanta, GA 30374-2067

(C) **Amount Payable: \$39,460.32**

ABC Supply Co Invoice # 2002504412-001 - \$39,460.32

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

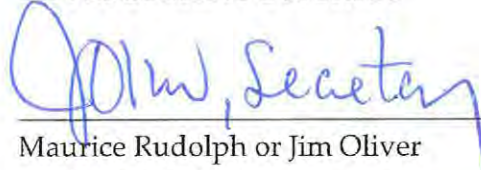
(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

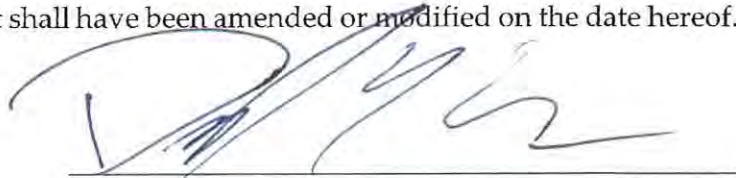
**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**



Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.



Daniel Welch, P.E.
Consulting Engineer



ABC Supply Co
1 ABC Pkwy
Beloit WI, 53511
<http://www.abcsupply.com>

INVOICE

Customer Number	2091132-0004
Invoice Number	2002504412-001
Invoice Date	10/03/25
Customer PO#	
Payment Due Date	12/31/25
Total Invoice Amt	39,460.32
Total Amount Due	39,460.32

Approved by Thorne Metal Systems, Inc.
on 10/6/2025 by:

Cody Thorne

COASTAL RIDGE COMM DEVELOP
DPO C/O Thorne Metal Sys
1635 FARM WAY STE 406
MIDDLEBURG FL 32068-7770

B. Costin
10-6-25
Approved

Ship To: 0005
Thorne Metal Systems
1635 Farm Way Ste 406
Ref Coastal Ridge Ever Range
Middleburg, FL 32068

Ship Via	Order Type	Order Date	Ship Date	Sales Agent	Ordered By	Reference		Job		
DIRECT	DIRECT	08/26/25	08/26/25	J Tatum	Bill/ Cody			2000227509		
Shipping Branch		495 Jacksonville, FL (904) 781-7878								
Item Code	Item Description			Quantity Ordered	Quantity Shipped	UOM	Extended Quantity	Price UOM	Price Per UOM	Extended Price
NS0000107918	24ga Coil 22: Petersen Special Order Metal Roof Pacclad Coil 24ga 22" Antique Bronze, By SQ FT, need 7500 Linear Feet, coils not to exceed 30" diameter, No Film, No Drop Charge, Eye to Side			13750	13750	EA	13,750.000	EA	1.780	✓ 24,475.00
14MIP241AQ	PACCLAD 24GA 4X10 KYN ANTQ BRONZE			61	61	SH	61.000	SH	71.740	✓ 4,376.14
NS0000107986	.040 Coil 20" Petersen Special Order Metal Roof Pacclad Coil .040 20" Antique Bronze by SQ FT, need 460 Linear Feet, No Drop, !!! With Film !!!, do not exceed 30" diameter, eye to side			767	767	EA	767.000	EA	2.620	✓ 2,009.54
NS0000108059	032 4x10 flat sheet Petersen Special Order Metal Roof Pacclad 032 4x10 Kynar Antique Bronze SH			22	22	EA	22.000	EA	92.600	✓ 2,037.20
NS0000108073	Tite-Loc Clips Galvani Petersen Special Order Metal Roof Pacclad Tite-Loc Plus Clips Galvanized 100/Box			40	40	EA	40.000	EA	140.000	✓ 5,600.00
SUBTOTAL										38,497.88
3RD Party Freight Charge										962.44



**SUPPLYING PROFESSIONAL
CONTRACTORS SINCE 1982**

Net 2nd End of Month

Make Checks Payable & Remit To:
ABC SUPPLY CO
PO BOX 742067
ATLANTA, GA 30374-2067

TOTAL
PAYABLE IN
U.S. DOLLARS

39,460.32

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COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: # 22

(B) Name of Payee: **CRS, Inc.**
P.O. Box 48120
Atlanta, GA 30362

(C) **Amount Payable: \$4,670.00**

Commercial Roofing Specialties, Inc Invoice # 08-0011436799-003 - \$4,670.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

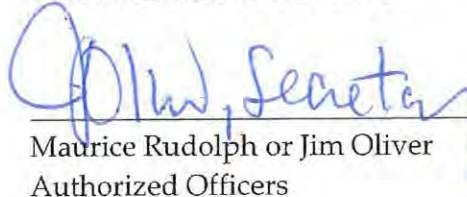
(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**


Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.


Daniel Welch, P.E.
Consulting Engineer



Jacksonville
3003 Phillips Hwy
Jacksonville, FL 32207

Remit Payment To:
P.O. BOX 48120
ATLANTA, GA 30362-
(770)-458-0539

INVOICE

08-0011436799-003

Invoice Date: 10/13/25
Account: THOMET
Branch: 08JAX
Phone: (904)-284-4353
Fax: (904)-284-4366
Delivery: 08-0011436799-003

BILL TO:

Approved by Thorne Metal Systems, Inc
10/13/2025

Cody Thorne

THORNE METAL SYSTEMS, INC.
1635 FARM WAY STE 406
MIDDLEBURG FL 32068-7770

*B. Coste
10-14-25*

SHIP TO:
COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT
475 WEST TOWN PLACE STE 114
ST AUGUSTINE, FL 32092

Page 1 of 1

PO: EVERR-006		REF:		JOB:		
ORDER DATE: 10/08/25		SALES JHANSHEW		ORDER TYPE: 02CALDLV		
SHIP DATE: 10/09/25		AGENTS		ORDERED BY: CODY		
				ENTERED BY: ALIGGIO		
				SHIP VIA: *CRS		
				FRT TERM:		
				AUTH CHG:		
QTY ORDERED	QTY SHIPPED	UOM	ITEM/DESCRIPTION	CONVERTED QTY	PRICE/UOM	AMOUNT
40	40	ROLL	PSMTSP POLYSTICK MTS PLUS* 2SQ/ROLL (POLYGLASS)	40.0000/ROLL	115.00/ROLL	4,600.00
			SUB TOTAL			4,600.00
			Fuel Surcharge			70.00
			1.5 % SERVICE CHARGE PER MONTH ON ALL AMOUNTS OVER 30 DAYS. ALL CLAIMS AND RETURNED GOODS MUST BE ACCOMPAINED BY THIS YARD ORDER. A RESTOCKING FEE WILL BE IMPOSED ON ALL RETURNS.			
			Non-Discountable items are NOT included in the term discount. Items marked with an asterisk (*) are not discountable. Please refer to the discount allowance at the bottom of your invoice for the proper discount amount.			

PAYMENT TERMS:

Due Date: 11/25/25

TO VIEW AND PAY ONLINE GO TO:	https://crssupply.billtrust.com
USE THIS ENROLLMENT TOKEN:	QVX SQF QMD

Balance **\$4,670.00**

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: # 23
- (B) Name of Payee: **Manning Building Supplies**
P.O. Box 931899
Atlanta, GA 31193-1899

- (C) **Amount Payable: \$326.10**

Manning Building Supplies Invoice # 1412972-065 - \$326.10

- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

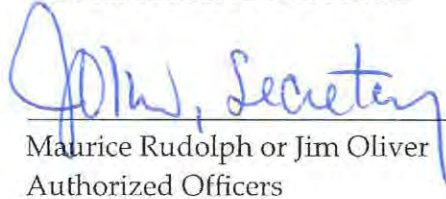
- (E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

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**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**


Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.


Daniel Welch, P.E.
Consulting Engineer



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1412972-065
Invoice Date	10/09/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7205920
Order Date	10/08/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE: \$326.10

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT
DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
PO 29727-6		Andrew Price	Jared Lusk		
Quantity	U/M	Description	Price U/M	Price	Amount
30.00	ea	845 - 2X4X16' 2 SYP	ea	6.25	187.50
20.00	ea	865 - 2X6X16' 2 SYP	ea	6.93	138.60

Approved For
Pmt
10-14-25

This document is subject to, and governed by US LBM, LLC Terms and Conditions, which are available for review at <https://uslbm.com/termsandconditionsofsales> (the "Terms and Conditions"), and the Terms and Conditions are incorporated by reference into this document. The Terms and Conditions are subject to change, with the updated versions being available at the foregoing link, and you agree and intend to be bound by the Terms and Conditions. If you cannot access the link or prefer to receive the Terms and Conditions in another format, please contact assist@uslbm.com.

MERCHANDISE	326.10
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	326.10

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: # 24
- (B) Name of Payee: **Lamp Sales Unlimited**
P.O. Box 10606
Jacksonville, FL 32247-0606

- (C) **Amount Payable: \$10,514.00**

Lamp Sales Unlimited, Inc. Invoice # 0309446 - \$10,514.00

- (D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

- (E) Fund, Account and/or subaccount from which disbursement is to be made:

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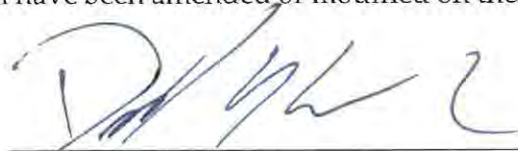
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**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**

Maurice Rudolph or Jim Oliver
Authorized Officers

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NON-COST OF ISSUANCE REQUESTS ONLY**

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A handwritten signature in blue ink, appearing to read 'D. Welch', is written over a horizontal line.

Daniel Welch, P.E.
Consulting Engineer



LAMP SALES
UNLIMITED, INC.

Always on

Invoice

Remit To:

Lamp Sales Unlimited
PO Box 10606
Jacksonville FL
32247-0606

Jacksonville

4580 St Augustine Rd
Jacksonville FL 32207-7244
PH(904)737-9292
FX(904)737-4333

Orlando

4210 LB McLeod RD STE118
Orlando FL 32811-5682
PH(407)859-1515
FX(407)859-2423

#INV0309446

10/08/2025

Bill To

Coastal Ridge CDD (aka EverRange)
475 West Town Place
suite 114
St. Augustine FL 32092

Ship To

Coastal Ridge CDD (aka EverRange)
12858 Everrange Parkway
Jacksonville FL 32256

Terms	Due Date	PO #	Sales Rep	Ship Date-Method	Account	Inside Sales Rep	Created From
Net 30	11/07/2025	EVERR-008	EMP025 Welch, Tommy	10/07/2025 LSU Delivery	CUS223 4	Hope Humphreys	Sales Order #SO13834

Item	Type	Quantity	Rate	Amount	SOI
RTA20B6BD-BA		8	\$0.00	\$0.00	Yes
20' MH Round Tapered Direct Burial Aluminum Pole; Black Finish					
JOB TOTAL THE GROVE HAPCO		1	\$10,514.00	\$10,514.00	Yes
JOB TOTAL THE GROVE HAPCO					

Subtotal \$10,514.00

Tax (%) \$0.00

Shipping \$0.00

Total \$10,514.00

Amount Due \$10,514.00

Status Open

[Click Here to Pay Now](#)

Lisa Reese

10-14-2025

*B Costen
Approved
10-14-25*

Prices are valid only for the quantities listed. Quotes expire on Expiration date above. if no Expiration date is listed, the quote expires 30 days from issue. Lamp Sales Unlimited, Inc. reserves the right to refuse the return of Special-Order Items. Any Special-Order Items (SOI) returned are subject to restocking, return freight, and handling fees. Quote approval, commencing with the purchase or ordering of the material listed in this quote constitutes customer acceptance of these outlined terms.

1 of 1

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

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(A) Requisition Number: # 25

(B) Name of Payee: **Core & Main LP**
P.O. Box 28330
St. Louis, MO 63146

(C) **Amount Payable: \$364.98**

Manning Building Supplies Invoice # X421074 - \$364.98

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

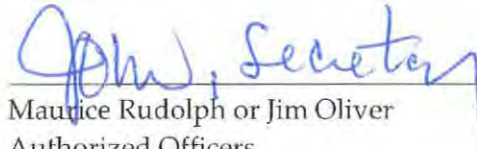
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**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**


Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

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Daniel Welch, P.E.
Consulting Engineer



1830 Craig Park Court
St. Louis, MO 63146

DUPLICATE
INVOICE

Invoice # X421074
Invoice Date 7/30/25
Account # 280441
Sales Rep CHRISTOPHER VAUSE
Phone # 904-268-7007
Branch #035 Jacksonville, FL
Total Amount Due \$364.98

Backordered from:
7/25/25 X407684

Remit To:
CORE & MAIN LP
PO BOX 28330
ST. LOUIS, MO 63146

COASTAL RIDGE CDD
C/O VALLENCOURT CONSTRUCTION
449 CENTER STREET
GREEN COVE SPRINGS FL 32043

Shipped To:
12858 EVER RANGE PARKWAY
C/O VALLENCOURT CONSTRUCTION
EVER RANGE AMENITY CENTER
JACKSONVILLE, FL

CUSTOMER JOB- EVERR03 PO #EVERR-003 EVERR-003

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice#
7/23/25	7/29/25	EVERR-003	PO #EVERR-003	EVERR03		CORE & MAIN LP	X421074

Product Code	Description	Quantity		B/O	Price	UM	Extended Price
		Ordered	Shipped				
21I08X080M	8 MJ CROSS C153 IMP BID SEQ# 400	1	1		364.98000	EA	364.98
21I04R03M	4X3 MJ RED C153 IMP BID SEQ# 730	2		2	84.88000	EA	.00
21AMF8033003	3 STAR 3003 DIP REST MC IMP MULTI-COAT L/ACC SGDP03N BID SEQ# 760	2		2	30.74000	EA	.00
21AMF8033003	3 STAR 3003 DIP REST MC IMP MULTI-COAT L/ACC SGDP03N BID SEQ# 1630	2		2	32.31000	EA	.00
25I03FP1000	3 FLGXPE DI PIPE 10' IMP BID SEQ# 1660	2		2	1732.06000	EA	.00
24I03FB20	3X2 TAPT BLIND FLG DI IMP BID SEQ# 1680	2		2	26.49000	EA	.00
21IAMMJR03LG	3 MJ REG ACC SET L/GLAND IMP BID SEQ# 1650	2		2	26.03000	EA	.00
21IAMMJR03LG	3 MJ REG ACC SET L/GLAND IMP BID SEQ# 770	2		2	29.01000	EA	.00

OK
B Cost
10-16-25

Freight	Delivery	Handling	Restock	Misc	Subtotal:	364.98
					Other:	.00
					Tax:	.00

Terms: NET 30
Ordered By: HUNTER/KEN

Invoice Total: \$364.98

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted.
To review these terms and conditions, please visit: <https://coreandmain.com/terms-of-sale/>

JACKSONVILLE FL
Branch - 035
6854 Distribution Ave S
Jacksonville FL 32256 0000
PHONE # 904 268 7007



PROMISED: 7/29/25
FILLED BY: *[Signature]*
CHECKED BY: *[Signature]*
REVIEWED BY: _____
ENTERED BY: RONNIE SCHINN - 035

07/25/2025 08:52 AM PAGE 1
280441 ORIG ORDER # X407684

PICK TICKET X421074

COASTAL RIDGE CDD
C/O VALLENCOURT CONSTRUCTION
449 CENTER STREET
GREEN COVE SPRINGS FL 32043
CUS PH# 904 940 5850

COASTAL RIDGE CDD
12858 EVER RANGE PARKWAY
C/O VALLENCOURT CONSTRUCTION
EVER RANGE AMENITY CENTER
JACKSONVILLE FL 32256
CONTACT: BENNY 904 521 5244

SPECIAL INSTRUCTIONS/COMMENTS:
BID # 4344108 C/O # X408925
BID NM: VMS EVERRANGE AMENITY 25A ODP

WARNING-HEAVY ITEM-LIFT ASSISTANCE REQ'D

BRANCH NO.	DATE ORDERED	DATE SHIPPED	PURCHASE ORDER NO.	JOB NAME	JOB NUMBER	DELIVERY METHOD				BILL OF LADING NO.	SHIPPED VIA	SALESMAN
035	7/23/25	7/29	EVERR-003	PO #EVERR-003	EVERR03	OUR TRUCK	CUSTOMER PICK UP	DIRECT	SHIPPED		CORE & MAIN LP	C97

LOCATION	PRODUCT CODE	DESCRIPTION	QTY ORDERED	QTY SHIPPED	BACK ORDERED	UNIT PRICE	PER	AMOUNT
	ORDERED BY:	HUNTER/KEN						
	21108X080M	8 MJ CROSS C153 IMP WEIGHT: 80.5300 BID SEQ# 00400	1	1			EA	
Y11	21104R03M	4X3 MJ RED C153 IMP WEIGHT: 18.0000 BID SEQ# 00730	2	0	2		EA	
Y 9	21AMF8033003	3 STAR 3003 DIP REST MC IMP MULTI-COAT L/ACC SGDP03N WEIGHT: 6.7000 BID SEQ# 00760	2	0	2		EA	
Y 9	21AMF8033003	3 STAR 3003 DIP REST MC IMP MULTI-COAT L/ACC SGDP03N WEIGHT: 8.7000 BID SEQ# 01630	2	0	2		EA	
	25103FP1000	3 FLGXPE DI PIPE 10' IMP WEIGHT: 125.0000 BID SEQ# 01660	2	0	2		EA	
	24103FB20	3X2 TAPT BLIND FLG DI IMP WEIGHT: 9.0200 BID SEQ# 01680	2	0	2		EA	
R31	211AMMJRO3LG	3 MJ REG ACC SET L/GLAND IMP BID SEQ# 01650	2	0	2		EA	
CONTINUED								
MERCHANDISE SUBTOTAL		TAX	TAX AMOUNT	FREIGHT	DELIVERY	HANDLING	RESTOCKING	MISCELLANEOUS
								TOTAL SALE

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted. To review these terms and conditions, please visit <https://coreandmain.com/terms-of-sale/>.



X421074280441

RECEIVED BY: *a Thomas Rowe*
SIGNATURE: *[Signature]*
PRINT NAME: *K*
HERE: _____

JACKSONVILLE FL
Branch - 035
6864 Distribution Ave S
Jacksonville FL 32258 0000
PHONE # 904 288 7007



PROMISED: 7/29/25
FILLED BY: *[Signature]*

CHECKED BY: _____

REVIEWED BY: _____

07/25/2025 08:52 AM PAGE 2
280441 ORIG ORDER # X407684

PICK TICKET X421074

ENTERED BY: RONNIE SCHINN - 035

COASTAL RIDGE CDD C/O VALLENCOURT CONSTRUCTION 449 CENTER STREET GREEN COVE SPRINGS FL 32043 CUS PH# 904 940 5850				COASTAL RIDGE CDD 12858 EVER RANGE PARKWAY C/O VALLENCOURT CONSTRUCTION EVER RANGE AMENITY CENTER JACKSONVILLE FL 32256 CONTACT: BENNY 904 521 5244				SPECIAL INSTRUCTIONS/COMMENTS: BID # 4344108 C/O # X406926 BID NM: VMS EVERRANGE AMENITY 25A ODP			
BRANCH NO.	DATE ORDERED	DATE SHIPPED	PURCHASE ORDER NO.	JOB NAME	JOB NUMBER	DELIVERY METHOD		ROLL OF LOGS NO.	SHIPPED VIA	SALES/USE	
035	7/23/25	7/29	EVERR-003	PO #EVERR-003	EVERR03	CUR TRUCK	CUSTOMER PICK UP	DIRECT	SHIPPED	CORE & MAIN LP C97	
SIN LOCATION	PRODUCT CODE	DESCRIPTION				QTY ORDERED	QTY SHIPPED	BACK ORDERED	UNIT PRICE	PER AMOUNT	
R31	211AMMJR03LG	ORDERED BY: HUNTER/KEN 3 MJ REG ACC SET L/GLAND IMP BID SEQ# 00770 TOTAL WEIGHT: 80.53				2	0	2		EA	
JUL 28 2025 <i>[Signature]</i>											
END OF ORDER											
MERCHANDISE SUBTOTAL	TAX	TAX AMOUNT	FREIGHT	DELIVERY	HANDLING	RESTOCKING	UNUSUAL/OTHER	TOTAL BAL.			

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted. To review these terms and conditions, please visit <https://coreandmain.com/terms-of-sale/>.



X421074280443

RECEIVED BY SIGNATURE: *X Thomas Rowe*
PRINT NAME HERE: *X*

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: # 26
- (B) Name of Payee: **Manning Building Supplies**
P.O. Box 931899
Atlanta, GA 31193-1899
- (C) Amount Payable: **\$20,677.48**

Invoice # 1413265-065 - \$472.50	Order# 7207080
Invoice # 1413296-065 - \$2,892.80	Order# 7207705
Invoice # 1413297-065 - \$1,584.60	Order# 7207815
Invoice # 1413298-065 - \$625.00	Order# 7207810
Invoice # 1413299-065 - \$336.66	Order# 7207795
Invoice # 1413300-065 - \$2,617.60	Order# 7207785
Invoice # 1413301-065 - \$89.50	Order# 7207770
Invoice # 1413302-065 - \$5,406.12	Order# 7207765
Invoice # 1413303-065 - \$346.20	Order# 7207760
Invoice # 1413304-065 - \$518.25	Order# 7207750
Invoice # 1413305-065 - \$1,545.60	Order# 7207740
Invoice # 1413306-065 - \$4,242.65	Order# 7207725

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

(E) Fund, Account and/or subaccount from which disbursement is to be made:

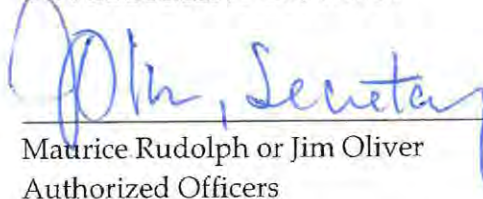
The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced

above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**


Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.


Daniel Welch, P.E.
Consulting Engineer



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413265-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207080
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$472.50

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
PO 29727-7		Andrew Price	Jared Lusk		
Quantity	U/M	Description	Price U/M	Price	Amount
630.00	If	310 - 1X4 LF 2 MCA PT SYP	If	0.75	472.50

Capital Framing received all materials.
Approved 10/20/25 _ cps

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MERCHANDISE	472.50
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	472.50



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413296-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville Truss Plant
Job	12858 EVER RANGE PKWY
Order Number	7207705
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$2,892.80

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
EVERR-017		Andrew Price	Cheryl Hodge		
Quantity	U/M	Description	Price U/M	Price	Amount
256.00	If	949 - 1-3/4"X16" LAM 2.0E LVL	If	11.30	2892.80

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MERCHANDISE	2,892.80
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	2,892.80



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413297-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207815
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$1,584.60

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
EVERR-017		Andrew Price	Jared Lusk		
Quantity	U/M	Description	Price U/M	Price	Amount
42.00	ea	2994 - 4/4 X 10 X 10' NICHHA TRIM SMOOTH	ea	28.80	1209.60
60.00	ea	845 - 2X4X16' 2 SYP	ea	6.25	375.00

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MERCHANDISE	1,584.60
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	1,584.60



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413298-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207810
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$625.00

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact		
EVERR-017		Andrew Price	Jared Lusk			
Quantity	U/M	Description		Price U/M	Price	Amount
100.00	ea	845 - 2X4X16' 2 SYP		ea	6.25	625.00

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MERCHANDISE	625.00
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	625.00



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413299-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207795
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$336.66

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact		
EVERR-017		Andrew Price	Jared Lusk			
Quantity	U/M	Description	Price U/M	Price	Amount	
2.00	ea	405 - 2x6x16' 2 MCA PT SYP	ea	11.83	23.66	
30.00	ea	865 - 2X6X16' 2 SYP	ea	6.93	207.90	
10.00	ea	867 - 2X6X20' 2 SYP	ea	10.51	105.10	

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MERCHANDISE	336.66
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	336.66



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413300-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207785
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE: \$2,617.60

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact		
EVERR-017		Andrew Price	Jared Lusk			
Quantity	U/M	Description		Price U/M	Price	Amount
80.00	ea	2722 - 4X8x23/32 RATED SHEATHING		ea	32.72	2617.60

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MERCHANDISE	2,617.60
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	2,617.60



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413301-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207770
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$89.50

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact		
EVERR-017		Andrew Price	Jared Lusk			
Quantity	U/M	Description		Price U/M	Price	Amount
2.00	ea	- ***** SPECIAL ORDER - NON-RETURNABLE ***** zz_9991_733508 - PSCL 3/4 3/4IN PLYWOOD SHEATHING CLIP SPECIAL ORDER - NON-RETURNABLE		ea	44.75	89.50

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MERCHANDISE	89.50
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	89.50

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US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413302-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207765
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$5,406.12

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact		
EVERR-017		Andrew Price	Jared Lusk			
Quantity	U/M	Description	Price U/M	Price	Amount	
101.00	ea	2722 - 4X8x23/32 RATED SHEATHING	ea	32.72	3304.72	
95.00	ea	2714 - 4X8x19/32 RATED SHEATHING	ea	22.12	2101.40	

Capital Framing received all materials.
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MERCHANDISE	5,406.12
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	5,406.12

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US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413303-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207760
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$346.20

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
EVERR-017		Andrew Price	Jared Lusk		
Quantity	U/M	Description	Price U/M	Price	Amount
20.00	ea	866 - 2X6X18' 2 SYP	ea	10.38	207.60
20.00	ea	865 - 2X6X16' 2 SYP	ea	6.93	138.60

Capital Framing received all materials.
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MERCHANDISE	346.20
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	346.20



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413304-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207750
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$518.25

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT
DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
EVERR-017		Andrew Price	Jared Lusk		
Quantity	U/M	Description	Price U/M	Price	Amount
15.00	ea	868 - 2X6X22' 2 SYP	ea	34.55	518.25

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Approved 10/20/25_ cps

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MERCHANDISE	518.25
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	518.25



US LBM Holdings, LLC
2150 E Lake Cook Road; Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413305-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207740
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$1,545.60

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
EVERR-017		Andrew Price	Ben Gyuris		
Quantity	U/M	Description		Price U/M	Amount
240.00	If	94601 - 1-3/4"X 9-1/4" LAM 2.0E LVL		If 6.44	1545.60

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MERCHANDISE	1,545.60
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	1,545.60



US LBM Holdings, LLC
2150 E Lake Cook Road, Suite 1010
Buffalo Grove, IL 60089

PLEASE REMIT PAYMENT TO
Manning Building Supplies
PO Box 931899
Atlanta Georgia 31193-1899

INVOICE

Account Number	COARI001-065
Invoice Number	1413306-065
Invoice Date	10/10/2025
Due Date	11/10/2025
Branch	Jacksonville
Job	12858 EVER RANGE PKWY
Order Number	7207725
Order Date	10/09/2025

BILL TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
475 W TOWN PL STE 114
ST AUGUSTINE, Florida 32092

AMOUNT DUE:

\$4,242.65

SHIP TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
12858 EVER RANGE PKWY
JACKSONVILLE, Florida, 32256

For billing questions, contact 904-268-7000 or credit@mbs-corp.com

Customer P.O. #		Sales Rep	Taken By	Contact	
EVERR-017		Andrew Price	Ben Gyuris		
Quantity	U/M	Description	Price U/M	Price	Amount
4.00	ea	138 - 5-1/2" x50' SILL SEAL ROLL	ea	6.94	27.76
13.00	ea	405 - 2x6x16' 2 MCA PT SYP	ea	11.83	153.79
190.00	ea	865 - 2X6X16' 2 SYP	ea	6.93	1316.70
20.00	ea	385 - 2x4x16' 2 MCA PT SYP	ea	9.68	193.60
325.00	ea	845 - 2X4X16' 2 SYP	ea	6.25	2031.25
60.00	ea	843 - 2X4X12' 2 SYP	ea	4.62	277.20
8.00	ea	882 - 2X8X10' 2 SYP	ea	7.30	58.40
15.00	ea	885 - 2X8X16' 2 SYP	ea	11.53	172.95
1.00	ea	432 - 2x8x10' 2 MCA PT SYP	ea	11.00	11.00

Capital Framing received all materials.
Approved 10/20/25_cps

This document is subject to, and governed by US LBM, LLC Terms and Conditions, which are available for review at <https://uslbm.com/termsandconditionsofsales> (the "Terms and Conditions"), and the Terms and Conditions are incorporated by reference into this document. The Terms and Conditions are subject to change, with the updated versions being available at the foregoing link, and you agree and intend to be bound by the Terms and Conditions. If you cannot access the link or prefer to receive the Terms and Conditions in another format, please contact assist@uslbm.com.

MERCHANDISE	4,242.65
OTHER	
FREIGHT	0.00
TAX	0.00
TOTAL	4,242.65

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT
FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the "Trustee"), dated as of June 1, 2025 (the "Master Indenture"), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: # 27
- (B) Name of Payee: **Smyrna Ready Mix Concrete, LLC**
1000 Hollingshead Circle
Murfreesboro, TX 37129
- (C) **Amount Payable: \$56,640.00**

SRM Concrete Invoice 1010858081 - \$23,645.00
SRM Concrete Invoice 1010858334 - \$31,560.00
SRM Concrete Invoice 1010861538 - \$ 1,435.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

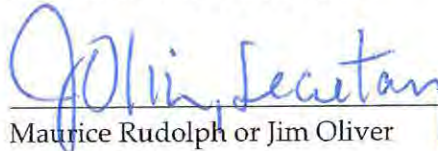
- (E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**



Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.



Daniel Welch, P.E.
Consulting Engineer

**REMIT TO:**

Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010858081**APPROVED FOR PAYMENT***Ashlee Correia 10/24/2025***SOLD TO:**

COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:**SHIP TO:**

14945 Philips Hwy

Jacksonville

FL

PO #: N/A

Lot:

Job #:

RECEIVED**By Teri at 4:36 pm, Oct 23, 2025**

BCast
10-24-25
FLOR
10/24/25

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/21/2025	158	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION	QUANTITY	TICKET #	PRICE	AMOUNT	
4000 PSI COMMERCIAL AIR	10.00	13219591	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219592	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219593	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219594	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219595	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219598	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219600	\$171.00	\$1,710.00	



REMIT TO:
Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010858081

SOLD TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:

SHIP TO:

14945 Philips Hwy

Jacksonville
FL
PO #: N/A
Lot:
Job #:

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/21/2025	158	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION	QUANTITY	TICKET #	PRICE	AMOUNT	
ENVIRONMENTAL SURCHARGE	1.00	13219600	\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219601	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219602	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	10.00	13219603	\$171.00	\$1,710.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
4000 PSI COMMERCIAL AIR	5.00	13219605	\$171.00	\$855.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	



REMIT TO:
Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010858081

SOLD TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:

SHIP TO:

14945 Philips Hwy

Jacksonville
FL
PO #: N/A
Lot:
Job #:

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/21/2025	158	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION		QUANTITY	TICKET #	PRICE	AMOUNT
PENETRON WATERPROOF ADDITIVE		5.00	13219605	\$50.00	\$250.00

PRODUCT RECAP

105.00	40050	4000 PSI COMMERCIAL AIR
11.00	SC-1015	ENVIRONMENTAL SURCHARGE
105.00	WP-160	PENETRON WATERPROOF ADDITIVE

IF PAYMENT IS MADE BY 11/10/2025, DISCOUNT FOR INVOICE IS \$210.00

TOTAL QUANTITY:	105.00	SUB TOTAL	\$23,645.00
		SALES TAX	\$0.00
		AMOUNT DUE	\$23,645.00



REMIT TO:
Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010858334

APPROVED FOR PAYMENT

Ashlee Correia 10/24/2025

SOLD TO:

COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:

SHIP TO:

14945 Philips Hwy

Jacksonville
FL

PO #: N/A

Lot:

Job #:

*B. Cost
10-24-25*

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/22/2025	128	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION	QUANTITY	TICKET #	PRICE	AMOUNT	
55SSFA SHOTCRETE	10.00	13219616	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219617	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219618	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219619	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219620	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219623	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219625	\$209.00	\$2,090.00	

**REMIT TO:**

Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010858334**SOLD TO:**

COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:**SHIP TO:**

14945 Phillips Hwy

Jacksonville
FL
PO #: N/A
Lot:
Job #:

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/22/2025	128	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION	QUANTITY	TICKET #	PRICE	AMOUNT	
ENVIRONMENTAL SURCHARGE	1.00	13219625	\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219626	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219627	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219628	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219631	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	10.00		\$50.00	\$500.00	
55SSFA SHOTCRETE	10.00	13219633	\$209.00	\$2,090.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	



REMIT TO:
Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010858334

SOLD TO:
COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:
SHIP TO:
14945 Philips Hwy
Jacksonville
FL
PO #: N/A
Lot:
Job #:

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/22/2025	128	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION	QUANTITY	TICKET #	PRICE	AMOUNT	
PENETRON WATERPROOF ADDITIVE	10.00	13219633	\$50.00	\$500.00	

PRODUCT RECAP

120.00	55101	55SSFA SHOTCRETE
12.00	SC-1015	ENVIRONMENTAL SURCHARGE
120.00	WP-160	PENETRON WATERPROOF ADDITIVE

IF PAYMENT IS MADE BY 11/10/2025, DISCOUNT FOR INVOICE IS \$240.00

TOTAL QUANTITY:	120.00	SUB TOTAL	\$31,560.00
		SALES TAX	\$0.00
		AMOUNT DUE	\$31,560.00

**REMIT TO:**

Smyrna Ready Mix Concrete, LLC
1000 Hollingshead Circle
Murfreesboro, TN 37129

INVOICE 1010861538**SOLD TO:**

COASTAL RIDGE COMMUNITY DEVELOPMENT DIS
475 W TOWN PL STE 114
SAINT AUGUSTINE, FL 32092

PROJECT:**SHIP TO:**

14945 Philips Hwy.

Jacksonville
FL
PO #: N/A
Lot:
Job #:

CUSTOMER	DATE	ORDER #	TERMS	ORDERED BY	PHONE
154973	10/23/2025	565	NET 30	DAVE BROGAN	(904)759-2291
DESCRIPTION	QUANTITY	TICKET #	PRICE	AMOUNT	
55SSFA SHOTCRETE	5.00	13219636	\$209.00	\$1,045.00	
ENVIRONMENTAL SURCHARGE	1.00		\$40.00	\$40.00	
PENETRON WATERPROOF ADDITIVE	5.00		\$50.00	\$250.00	
SHORTLOAD CHARGE	1.00		\$100.00	\$100.00	

PRODUCT RECAP

5.00	55101	55SSFA SHOTCRETE
1.00	SC-1015	ENVIRONMENTAL SURCHARGE
1.00	SHORTLOAD	SHORTLOAD CHARGE
5.00	WP-160	PENETRON WATERPROOF ADDITIVE

IF PAYMENT IS MADE BY 11/10/2025, DISCOUNT FOR INVOICE IS \$10.00

TOTAL QUANTITY: 5.00

SUB TOTAL	\$1,435.00
SALES TAX	\$0.00
AMOUNT DUE	\$1,435.00

COASTAL RIDGE COMMUNITY DEVELOPMENT DISTRICT

FORM OF REQUISITION

The undersigned, an Authorized Officer of Coastal Ridge Community Development District (the “District”) hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and The Bank of New York Mellon Trust Company, N.A., Jacksonville, Florida, as trustee (the “Trustee”), dated as of June 1, 2025 (the “Master Indenture”), as amended and supplemented by the First Supplemental Trust Indenture between the District and the Trustee, dated as of June 1, 2025, (the Master Indenture as amended and supplemented is hereinafter referred to as the “Indenture”) (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: # 28

(B) Name of Payee: **Lamp Sales Unlimited**
P.O. Box 10606
Jacksonville, FL 32247-0606

(C) **Amount Payable: \$34,780.00**

Lamp Sales Unlimited, Inc. – INV0309961 - \$34,780.00

(D) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments, or, state Costs of Issuance, if applicable):

(E) Fund, Account and/or subaccount from which disbursement is to be made:

The undersigned hereby certifies that [obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2025 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and construction of the 2025 Project and each represents a Cost of the 2025 Project, and has not previously been paid OR this requisition is for Costs of Issuance payable from the Costs of Issuance Account that has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain. Originals or copies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested are on file with the District.

**COASTAL RIDGE COMMUNITY
DEVELOPMENT DISTRICT**

Maurice Rudolph or Jim Oliver
Authorized Officers

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE REQUESTS ONLY**

If this requisition is for a disbursement from other than the Costs of Issuance Account, the undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of the 2025 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2025 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.



Daniel Welch, P.E.
Consulting Engineer



**LAMP SALES
UNLIMITED, INC.**

Always on.

Remit To:

Lamp Sales Unlimited
PO Box 10606
Jacksonville FL
32247-0606

Jacksonville

4580 St Augustine Rd
Jacksonville FL 32207-7244
PH(904)737-9292
FX(904)737-4333

Orlando

4210 LB McLeod RD STE118
Orlando FL 32811-5682
PH(407)859-1515
FX(407)859-2423

Invoice

#INV0309961

10/22/2025

Bill To

Coastal Ridge CDD (aka EverRange)
475 West Town Place
suite 114
St. Augustine FL 32092

Ship To

Coastal Ridge CDD (aka EverRange)
12858 Everrange Parkway
Jacksonville FL 32256

Terms	Due Date	PO #	Sales Rep	Ship Date-Method	Account	Inside Sales Rep	Created From
Net 30	11/21/2025	EVERR-008	EMP025 Welch, Tommy	10/22/2025 LSU Delivery	CUS223 4	Hope Humphreys	Sales Order #SO13927

Item	Type	Quantity	Rate	Amount	SOI
SC650 L1L25 35K MVOLT VWD BKT Projector; 26W 35k MVOLT; Very wide optic 52 degree; Jet Black Finish	C	0	\$0.00	\$0.00	Yes
JOB TOTAL THE GROVE LUMINIS JOB TOTAL THE GROVE LUMINIS		0	\$44,110.00	\$0.00	Yes
DLDCCLMD24BK LINE VOLTAGE CABLE STRAND~	F1	0	\$0.00	\$0.00	Yes
DLDCCLAC3/32SS AIRCRAFT CABLE		0	\$0.00	\$0.00	Yes
DLDSLWRAP CABLE WRAP		0	\$0.00	\$0.00	No
DLA60604CC221D Retro Vintage A60 LED Filament Style Lamp		0	\$0.00	\$0.00	Yes
JOB TOTAL THE GROVE TARGETTI JOB TOTAL THE GROVE TARGETTI		0	\$7,125.00	\$0.00	Yes
ST-LHM200N-200-NICHIA-MEANWELL-4K-70 -100-277V 200W 4K High Mast MVOLT LED fixture	P1	0	\$0.00	\$0.00	Yes
G1-S1-AD-R-TYPE 1 Tenon Adapter	P1 TENON ADAPTER	0	\$0.00	\$0.00	Yes
ST-LHM200N-200-NICHIA-MEANWELL-4K-70 -100-277V 200W 4K High Mast MVOLT LED fixture	P2	0	\$0.00	\$0.00	Yes
G1-S1-AD-R-TYPE 3	P2 TENON ADAPTER	0	\$0.00	\$0.00	Yes
JOB TOTAL THE GROVE SHINETOO JOB TOTAL THE GROVE SHINETOO		0	\$18,390.00	\$0.00	Yes
PT-1710CLED-RC-IH4-R4-1L-35-TS-MDL11- SV2/450-P4-13FT-.250-DB4/BKT 64W Post Top LED; Thin Shade Roof; 3" tenon; 35k; 4-Vaned Deco Internal Housing;	P3	10	\$0.00	\$0.00	Yes
JOB TOTAL THE GROVE STERNBERG JOB TOTAL THE GROVE STERNBERG		1	\$34,780.00	\$34,780.00	Yes

Prices are valid only for the quantities listed. Quotes expire on Expiration date above. if no Expiration date is listed, the quote expires 30 days from issue.
Lamp Sales Unlimited, Inc. reserves the right to refuse the return of Special-Order Items. Any Special-Order Items (SOI) returned are subject to restocking, return freight, and handling fees.
Quote approval, commencing with the purchase or ordering of the material listed in this quote constitutes customer acceptance of these outlined terms.



**LAMP SALES
UNLIMITED, INC.**
Always on.

Invoice

Remit To:
Lamp Sales Unlimited
PO Box 10606
Jacksonville FL
32247-0606

Jacksonville
4580 St Augustine Rd
Jacksonville FL 32207-7244
PH(904)737-9292
FX(904)737-4333

Orlando
4210 LB McLeod RD STE118
Orlando FL 32811-5682
PH(407)859-1515
FX(407)859-2423

#INV0309961

10/22/2025

Item	Type	Quantity	Rate	Amount	SOI
W5175-41-LGSWL-41-GR17-41-WM71X-35W-35K ARBOR RLM PENDANT; 35W LED 35K; Wall Mounted	P4	0	\$0.00	\$0.00	Yes
JOB TOTAL THE GROVE BASELITE JOB TOTAL THE GROVE BASELITE		0	\$4,088.00	\$0.00	Yes
96 177 BLK System bollard tube · No access door	W	0	\$0.00	\$0.00	Yes
99 765 K35 BLK System Bollard Head; Unshielded w/safety guard; 360 degree; 16.5W 35K; Black Finish		0	\$0.00	\$0.00	Yes
24 008 K35 BLK Wall Luminaire; Narrow Beam Upward; Narrow Beam Downward; 24.2W 35K; Black Finish	WP2	0	\$0.00	\$0.00	Yes
99 626 BLK MAG USB1 Bollard Tube; Integral GFCI Outlet; Black Finish	WP3	0	\$0.00	\$0.00	Yes
71 127 BLK		0	\$0.00	\$0.00	Yes
JOB TOTAL THE GROVE BEGA JOB TOTAL THE GROVE BEGA		0	\$51,322.00	\$0.00	Yes
Freight Freight		0	\$476.52	\$0.00	No

Subtotal \$34,780.00

Tax (%) \$0.00

Shipping \$0.00

Total \$34,780.00

Amount Due \$34,780.00

Status Open

[Click Here to Pay Now](#)

Lisa Dease

approved 10-28-2025

B. Costin
APR 10-28-25

Prices are valid only for the quantities listed. Quotes expire on Expiration date above. if no Expiration date is listed, the quote expires 30 days from issue. Lamp Sales Unlimited, Inc. reserves the right to refuse the return of Special-Order Items. Any Special-Order Items (SOI) returned are subject to restocking, return freight, and handling fees. Quote approval, commencing with the purchase or ordering of the material listed in this quote constitutes customer acceptance of these outlined terms.

2.



Change Order

Order#: 001

Order Date: 11/3/2025

License: CGC 1508883

To: Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Project: 202416
EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

The contractor agrees to perform and the owner agrees to pay for the following changes to this contract

Order By: Anthony Cantu

Summary:

PCO 001 - Owner Direct Purchase	\$(1,192,486.46)
PCO 002 - Pool & Splash Pad Increase	\$28,801.52
PCO 003 - Electrical Lighting Escalation and Changes	\$67,565.17
PCO 004 - Added Pickleball Gate w/ Access Control	\$5,948.43
PCO 005 - Playground Equipment Cost Escalation	\$2,439.35
PCO 006 - Plant Upsizing	\$2,491.60
PCO 007 - Cameras at Parking Lot	\$0.00
PCO 008 - Water Trailer Rental	\$427.56
PCO 009 - Site Furnishing Changes & Escalation	\$55,143.89
PCO 010 - Storefront Wall Framing Changes	\$0.00
PCO 011 - Added Hardscape Drainage	\$0.00
PCO 012 - Private Provider Inspections	\$26,188.05
PCO 013 - Owner Direct Purchase	\$(214,796.77)

Notes

Negative changes will lower the overall contract price requiring no additional payment by owner.

Approved Amount of Change

-1,218,277.66

The original Contract Sum was	12,209,201.77
Net change by previous change Orders	0.00
The Contract Sum prior to this Change Order	12,209,201.77
The Contract Sum would be changed by this Change Order	-1,218,277.66
The new Contract Sum including this Change Order will be	10,990,924.11
The Contract Time will be changed by	

Owner _____

Date _____

Contractor _____

Date _____

Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #002: Pool & Splash Pad Increase

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	002 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/19/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$28,801.52

POTENTIAL CHANGE ORDER TITLE: Pool & Splash Pad Increase

CHANGE REASON: Buyout

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

Pool: Cost for Design Changes
GMP Budget = \$1,210,796
Revised Cost = \$1,211,795

Splash Pad: Cost for Design Changes
GMP Budget = \$436,423
Revised Cost = \$462,369

ATTACHMENTS:

[Revised - EverRange Proposal 04.15.25 LB.pdf](#) , [_Original Bid Proposal - EverRange Proposal 02.06.25 BCLB.pdf](#)

#	Budget Code	Description	Amount
1	40.13000-13152.000.Subcontract Construction.Swimming Pools.Subcontract	Swimming Pool - Additional Cost	\$999.00
2	40.13000-13155.000.Subcontract Construction.Spa.Subcontract	Splash Pad - Additional Cost	\$25,946.00
Subtotal:			\$26,945.00
P&P Bond (0.79%):			\$212.87
Liability Insurance (1.10%):			\$296.40
CM Fee (5.00%):			\$1,347.25
Grand Total:			\$28,801.52

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4615 U.S. Highway 17, Suite 1
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Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #003: Electrical Lighting Escalation and Changes

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	003 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/19/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$67,565.17

POTENTIAL CHANGE ORDER TITLE: Electrical Lighting Escalation and Changes

CHANGE REASON: Buyout

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

GMP pricing was based off of cost received during bidding 1/31/25, the original GMP bid pricing was no longer valid once the GMP was executed. Additionally, there were some electrical fixture changes indicated on the construction set.

ATTACHMENTS:

[LIGHTING QUOTES TOTAL INCREASE 6-6-25.xlsx](#) , [_C.O. 001.xls](#)

#	Budget Code	Description	Amount
1	40.16000- 16100.000.Subcontract Construction.Electrical Wiring.Subcontract	Light Fixture Cost Escalation From 1/31/25 to 6/6/2025	\$63,210.00
Subtotal:			\$63,210.00
P&P Bond (0.79%):			\$499.36
Liability Insurance (1.10%):			\$695.31
CM Fee (5.00%):			\$3,160.50
Grand Total:			\$67,565.17

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003


SIGNATURE DATE 10/30/25


SIGNATURE DATE 11/3/25

SIGNATURE DATE

Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #004: Added Pickleball Gate w/ Access Control

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	004 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/19/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$5,948.43

POTENTIAL CHANGE ORDER TITLE: Added Pickleball Gate w/ Access Control

CHANGE REASON: Design/VE Change

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

Pickleball Entry Gate Per LS3.10/6

- 8' High Aluminum 3 Rail Fence

Camera Conduit Add & Access Control Gate Add

ATTACHMENTS:

[202416-EverRange Amenity-11-Revised Electrical Drawings-2025-09-19.pdf](#) , [_Revised 8-20 Permit Set-The Grove at EverRange Quote.pdf](#) , [Pickleball Access control CO 08.08.2025.pdf](#) , [_C.O. 006 pickleball gate access conduit.xls](#)

#	Budget Code	Description	Amount
1	40.2000-2821.000.Subcontract Construction.Chain Link Fencing.Subcontract	Fence Pickleball Gate	\$2,900.00
2	40.16000-16110.000.Subcontract Construction.Site Electrical.Subcontract	Furnish and install conduit & power for pickleball gate access control	\$1,680.00
3	40.16000-16750.000.Subcontract Construction.Gate Access System.Subcontract	Furnish Gate Access Control at New Pickleball Gate	\$985.00
Subtotal:			\$5,565.00
P&P Bond (0.79%):			\$43.96
Liability Insurance (1.10%):			\$61.22
CM Fee (5.00%):			\$278.25
Grand Total:			\$5,948.43

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224


SIGNATURE 10/30/25
DATE

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092


SIGNATURE 11/3/25
DATE

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

SIGNATURE DATE

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4615 U.S. Highway 17, Suite 1
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Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #005: Playground Equipment Cost Escalation

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	005 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/19/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$2,439.35

POTENTIAL CHANGE ORDER TITLE: Playground Equipment Cost Escalation

CHANGE REASON: Buyout

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

Original Cost = \$192,158.11 before tax
Revised Cost = \$194,440.22 before tax

Change=\$2,282.11

ATTACHMENTS:

[Prime Recreation Orginial Bid Proposal .pdf](#) , [Prime Recreation New Proposal After GMP was Signed. .pdf](#)

#	Budget Code	Description	Amount
1	20.2000-2870.000.Subcontract Design Build.Playground Equipment.Subcontract	Playground Equipment - Buyout Increase	\$2,282.11
Subtotal:			\$2,282.11
P&P Bond (0.79%):			\$18.03
Liability Insurance (1.10%):			\$25.10
CM Fee (5.00%):			\$114.11
Grand Total:			\$2,439.35

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

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4615 US Highway 17, Suite 1
Fleming Island, Florida 32003


SIGNATURE DATE 10/30/25


SIGNATURE DATE 11/3/25

SIGNATURE DATE

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Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #006: Plant Upsizing

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	006 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/19/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$2,491.60

POTENTIAL CHANGE ORDER TITLE: Plant Upsizing

CHANGE REASON: Buyout

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
Plant upsizing requested by Richard Lonergan.

ATTACHMENTS:

[25.04.29 Plant Upsize Correspondance .msg](#) , [_Plant Upsize Change Order .pdf](#)

#	Budget Code	Description	Amount
1	40.2000-2900.000.Subcontract Construction.Landscaping.Subcontract	Upsize misc. plants per Arch. request	\$2,331.00
Subtotal:			\$2,331.00
P&P Bond (0.79%):			\$18.41
Liability Insurance (1.10%):			\$25.64
CM Fee (5.00%):			\$116.55
Grand Total:			\$2,491.60

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

 10/30/25
SIGNATURE DATE

 11/3/25
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4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #007: Cameras at Parking Lot

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	007 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/19/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$0.00

POTENTIAL CHANGE ORDER TITLE: Cameras at Parking Lot

CHANGE REASON: Design/VE Change

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

Cameras not shown on Electrical System Drawings
No camera provisions at Compensation Pond.

ATTACHMENTS:

[Camera Proposal CO 1 11.11.2025 R1.pdf](#) , [C.O. 004 camera conduits.xls](#)

#	Budget Code	Description	Amount
1	40.16000-16110.000.Subcontract Construction.Site Electrical.Subcontract	Furnish and install exterior camera conduits	\$10,300.00
2	40.16000-16720.000.Subcontract Construction.Security System.Subcontract	Add for Exterior Cameras at Parking Lot	\$10,655.00
3	40.17000-17100.000.Other Construction.Contract Contingency.Other	Contingency to cover PCO #007	\$(10,300.00)
4	40.17000-17100.000.Other Construction.Contract Contingency.Other	Contingency to cover PCO #007	\$(10,655.00)
Subtotal:			\$0.00
P&P Bond (0.79%):			\$0.00
Liability Insurance (1.10%):			\$0.00
CM Fee (5.00%):			\$0.00
Grand Total:			\$0.00

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

 11/03/25
SIGNATURE DATE

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

 11/3/25
SIGNATURE DATE

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

SIGNATURE DATE

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4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #008: Water Trailer Rental

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	008 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/22/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$427.56

POTENTIAL CHANGE ORDER TITLE: Water Trailer Rental

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)

1 Month Water Trailer Rental
Hydrant water was not available for use as expected during GMP budget creation.

ATTACHMENTS:

#	Budget Code	Description	Amount
1	40.1000-1508.000.Other Construction.Water Trailer.Other	1 Month Rental - Aug 6th - Sep 12th	\$400.00
Subtotal:			\$400.00
P&P Bond (0.79%):			\$3.16
Liability Insurance (1.10%):			\$4.40
CM Fee (5.00%):			\$20.00
Grand Total:			\$427.56

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

 10/30/25
SIGNATURE **DATE**

 11/3/25
SIGNATURE **DATE**

SIGNATURE **DATE**

Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #009: Site Furnishing Changes & Escalation

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	009 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/22/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$55,143.89

POTENTIAL CHANGE ORDER TITLE: Site Furnishing Changes & Escalation

CHANGE REASON: Design/VE Change

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

GMP Budget,
(12) Backless Benches = \$1,565/ea
(8) Back Benches = \$2,185/ea
(19) Bike Racks = \$355/ea
(2) Trash Rec. = \$2,415/ea

Current Cost w/ Escalations,
(12) Backless Benches = \$2,022.26/ea
(12) Back Benches = \$2,376.18/ea (Add 4 benches not included in GMP Budget)
(19) Bike Racks = \$997.61/ea
(13) Trash Rec. = \$2,095.27/ea (Add 11 trash receptacles not included in GMP Budget)

ATTACHMENTS:

[The Grove at EverRange - Site Amenities - RFQ-4233-1-INSTL.pdf](#) , [The Grove at EverRange - Site Amenities - RFQ-4233-1-EQP.pdf](#)

#	Budget Code	Description	Amount
1	40.12000-12770.000.Subcontract Construction.Benches.Subcontract	Cost Escalation & Spec Change for Backless Benches	\$5,487.12
2	20.12000-12770.000.Subcontract Design Build.Benches.Subcontract	Cost Escalation & Spec Change for Back Benches	\$1,529.44
3	20.12000-12770.000.Subcontract Design Build.Benches.Subcontract	Add (4) Back Benches	\$9,504.72
4	40.2000-2840.000.Subcontract Construction.Bike Rack.Subcontract	Cost Escalation & Spec Change for Bike Racks	\$12,209.59
5	40.12000-12760.000.Subcontract Construction.Trash Receptacles.Subcontract	Add (11) Trash Receptacles	\$23,047.97

#	Budget Code	Description	Amount
6	40.12000-12760.000.Subcontract Construction.Trash Receptacles.Subcontract	Spec Change for Trash Receptacles	\$(639.46)
7	40.3000-3010.000.Subcontract Construction.Site Concrete.Subcontract	Compensation Pond Bench Foundation per RFI #19	\$450.00
Subtotal:			\$51,589.38
P&P Bond (0.79%):			\$407.56
Liability Insurance (1.10%):			\$567.48
CM Fee (5.00%):			\$2,579.47
Grand Total:			\$55,143.89

Shawn Bliss (Prosser, Inc.)

13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD

475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Carlton Construction, Inc.

4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

 10/30/25
SIGNATURE DATE

 11/3/25
SIGNATURE DATE

SIGNATURE DATE

Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #010: Storefront Wall Framing Changes

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	010 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	9/22/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$0.00

POTENTIAL CHANGE ORDER TITLE: Storefront Wall Framing Changes

CHANGE REASON: Design/VE Change

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

Structural Framing Required per RFI #32
Increase wall depth and LVL's in lieu of 2x framing.

ATTACHMENTS:

[202416-EverRange_Amenity-32-Welcome_Center_Structural_Framing-2025-09-23.pdf](#) , [SK-1 East window wall_COR #1.pdf](#)

#	Budget Code	Description	Amount
1	40.6000-6100.000.Subcontract Construction.Rough Framing.Subcontract	Storefront Framing Changes	\$7,168.43
2	40.17000-17100.000.Other Construction.Contractors Contingency.Other	Contingency to cover PCO #010	\$(7,168.43)
Subtotal:			\$0.00
P&P Bond (0.79%):			\$0.00
Liability Insurance (1.10%):			\$0.00
CM Fee (5.00%):			\$0.00
Grand Total:			\$0.00

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

 11/03/25
SIGNATURE DATE

 11/3/25
SIGNATURE DATE

SIGNATURE DATE



PCO #011

Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #011: Added Hardscape Drainage

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	011 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	10/22/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$0.00

POTENTIAL CHANGE ORDER TITLE: Added Hardscape Drainage

CHANGE REASON: Design/VE Change

POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)
Furnish and Install 12" PVC & Clean Outs for Pool Mechanical Yard Drain Sump.

Drawings were revised on RFI #15.

ATTACHMENTS:

[RE_Ever Range The Grove - RFI #15 - 10_Pool Overflow Line.msg](#) , [everrange_amenity-rfi#15-10_pool_overflow_line-202510221937.pdf](#)

#	Budget Code	Description	Amount
1	40.2000-2720.000.Subcontract Construction.Drainage System.Subcontract	Additional Drainage for Pool Sump per RFI 15	\$4,150.00
2	40.17000-17100.000.Other Construction.Contractors Contingency.Other	Contingency to cover PCO	\$(4,150.00)
Subtotal:			\$0.00
P&P Bond (0.79%):			\$0.00
Liability Insurance (1.10%):			\$0.00
CM Fee (5.00%):			\$0.00
Grand Total:			\$0.00

Shawn Bliss (Prosser, Inc.)
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Fleming Island, Florida 32003

 11/03/25
SIGNATURE DATE

 11/3/25
SIGNATURE DATE

SIGNATURE DATE

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Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #012: Private Provider Inspections

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	012 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	10/22/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$26,188.05

POTENTIAL CHANGE ORDER TITLE: Private Provider Inspections

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

Private provide inspections per Park Groups request.

Please note, an additional CO may be assessed if inspections surpass the attached budget of \$24,500. Private Provider Inspections are billed on actual amount of inspections performed.

ATTACHMENTS:

[23672 - PPI.pdf](#)

#	Budget Code	Description	Amount
1	40.1000-1317.000.Subcontract Construction.Plan Review Fee.Subcontract	Private Provider Inspections (To be billed T&M. If Cost Exceeds CO Amount, additional CO will be presented)	\$24,500.00
Subtotal:			\$24,500.00
P&P Bond (0.79%):			\$193.55
Liability Insurance (1.10%):			\$269.50
CM Fee (5.00%):			\$1,225.00
Grand Total:			\$26,188.05

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003


SIGNATURE DATE 10/30/25


SIGNATURE DATE 11/3/25

SIGNATURE DATE

Carlton Construction, Inc.
4615 U.S. Highway 17, Suite 1
Fleming Island, Florida 32003
Phone: (904) 284-8321

Project: 202416 - EverRange Amenity
12858 Ever Range Parkway
Jacksonville, Florida 32256

Prime Contract Potential Change Order #013: Owner Direct Purchase

TO:	Coastal Ridge CDD 475 W. Town Place, Suite 114 St. Augustine, Florida 32092	FROM:	Carlton Construction, Inc. 4615 US Highway 17, Suite 1 Fleming Island, Florida 32003
PCO NUMBER/REVISION:	013 / 0	CONTRACT:	202416 - EverRange Amenity
REQUEST RECEIVED FROM:		CREATED BY:	Anthony Cantu (Carlton Construction, Inc.)
STATUS:	Pending - In Review	CREATED DATE:	10/22/2025
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	(\$214,796.77)

POTENTIAL CHANGE ORDER TITLE: Owner Direct Purchase

CHANGE REASON: No Change Reason

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
Deductive change order to remove Owner Direct Purchase (ODP) items from contract.

ATTACHMENTS:

[PO #EVERR_017.pdf Fully Executed.pdf](#) , [_PO #EVERR-015.pdf E#EXECUTED.pdf](#) , [_EVERR-012 Revised 9.9.25.pdf EXECUTED.pdf](#) , [_EVERR-016 Fully Executed.pdf](#) , [_EVERR-014.pdf Fully EXECUTED ODP.pdf](#)

#	Budget Code	Description	Amount
1	40.2000-2863.000.Subcontract Construction.Pickleball Courts.Subcontract	Preferred Mat'ls	\$(14,814.30)
2	40.15000-15700.000.Subcontract Construction.HVAC.Subcontract	Stan Weaver	\$(23,114.10)
3	40.13000-13155.000.Subcontract Construction.Spa.Subcontract	Aquaworx	\$(42,836.46)
4	40.15000-15700.000.Subcontract Construction.HVAC.Subcontract	Trane HVAC	\$(78,621.00)
5	40.6000-6101.000.Subcontract Construction.Lumber Package.Subcontract	Manning - Lumber, Sheathing	\$(55,410.91)
Subtotal:			\$(214,796.77)
P&P Bond (0.00%):			\$0.00
Liability Insurance (0.00%):			\$0.00
CM Fee (0.00%):			\$0.00
Grand Total:			\$(214,796.77)

Shawn Bliss (Prosser, Inc.)
13901 Sutton Park Drive South, Suite 200
Jacksonville, Florida 32224

 10/30/25
SIGNATURE DATE

Coastal Ridge CDD
475 W. Town Place, Suite 114
St. Augustine, Florida 32092

 11/3/25
SIGNATURE DATE

Carlton Construction, Inc.
4615 US Highway 17, Suite 1
Fleming Island, Florida 32003

SIGNATURE DATE

FIFTH ORDER OF BUSINESS

Coastal Ridge
Community Development District

Unaudited Financial Reporting
September 30, 2025



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6	<u>Capital Project 2025</u>
7	<u>Month to Month</u>
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Coastal Ridge
Community Development District
Combined Balance Sheet
September 30, 2025

	<i>General Fund</i>	<i>Debt Service Funds</i>	<i>Capital Project Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
<u>Cash:</u>				
Operating Account - Truist	\$ 2,055	\$ -	\$ -	\$ 2,055
Due from Developer	17,556	-	-	17,556
Due from Capital Projects	1,779	-	-	1,779
<u>Investments:</u>				
Series 2025				
Reserve	-	\$ 2,159,375	-	2,159,375
Revenue	-	18,960	-	18,960
Interest	-	713,549	-	713,549
Construction	-	-	\$ 20,552,905	20,552,905
COI	-	-	5,387	5,387
Prepaid Expenses	-	-	-	-
Total Assets	\$ 21,390	\$ 2,891,884	\$ 20,558,292	\$ 23,471,567
Liabilities:				
Accounts Payable	\$ 13,366	\$ -	\$ -	\$ 13,366
Accrued Expenses	-	-	-	-
FICA Payable	-	-	-	-
Federal Withholding Payable	-	-	-	-
Due to General Fund	-	-	1,779	1,779
Due to Debt Service	-	-	-	-
Total Liabilities	\$ 13,366	\$ -	\$ 1,779	\$ 15,145
Fund Balance:				
Nonspendable:				
Prepaid Items	\$ -	\$ -	\$ -	\$ -
Deposits	-	-	-	-
Restricted for Debt Service 2025	-	2,891,884	-	2,891,884.41
Capital Project	-	-	20,556,514	20,556,514
Assigned for Capital Reserves	-	-	-	-
Capital Reserves	-	-	-	-
Unassigned	8,024	-	-	8,024
Total Fund Balances	\$ 8,024	\$ 2,891,884	\$ 20,556,514	\$ 23,456,422
Total Liabilities & Fund Balance	\$ 21,390	\$ 2,891,884	\$ 20,558,292	\$ 23,471,567

Coastal Ridge
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2025

	Adopted Budget	Prorated Budget Thru 09/30/25	Actual Thru 09/30/25	Variance
Revenues:				
Developer Contributions	\$ 75,511	\$ 75,511	\$ 90,810	\$ 15,299
Total Revenues	\$ 75,511	\$ 75,511	\$ 90,810	\$ 15,299
Expenditures:				
General & Administrative:				
Supervisor Fees	\$ 7,000	\$ 7,000	\$ 5,000	\$ 2,000
FICA Expense	536	536	383	153
Engineering	7,000	7,000	-	7,000
Annual Audit	3,200	3,200	-	3,200
Attorney	14,583	14,583	-	14,583
Management Fees	26,250	26,250	26,250	-
Information Technology	875	875	1,050	(175)
Website Administration	700	700	700	-
Website Creation/ADA Compliance	1,750	1,750	1,750	-
Dissemination Agent	-	-	750	(750)
Telephone	300	300	64	236
Postage	875	875	478	397
Insurance	3,000	3,000	2,973	27
Builder's Risk Insurance	-	-	35,219	(35,219)
Printing & Binding	700	700	1,233	(533)
Legal Advertising	8,000	8,000	6,597	1,403
Other Current Charges	300	300	213	87
Office Supplies	292	292	1	291
Dues, Licenses & Subscriptions	150	150	125	25
Total General & Administrative	\$ 75,511	\$ 75,511	\$ 82,786	\$ (7,276)
Excess (Deficiency) of Revenues over Expenditures	\$ -	\$ -	\$ 8,024	\$ 22,575
Other Financing Sources/(Uses):				
Transfer In/(Out)	-	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ -	\$ -	\$ 8,024	\$ 22,575
Fund Balance - Beginning	\$ -		\$ -	
Fund Balance - Ending	\$ -		\$ 8,024	

Coastal Ridge
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ 20,750	\$ 4,125	\$ 39,248	\$ 4,673	\$ 4,457	\$ -	\$ -	\$ 17,556	\$ 90,810
Interest	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Revenues	\$ -	\$ -	\$ -	\$ -	\$ 20,750	\$ 4,125	\$ 39,248	\$ 4,673	\$ 4,457	\$ -	\$ -	\$ 17,556	\$ 90,810
Expenditures:													
General & Administrative:													
Supervisor Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,400	\$ 800	\$ 800	\$ -	\$ 1,000	\$ 5,000	
FICA Expense	-	-	-	-	-	-	184	61	61	-	77	383	
Engineering	-	-	-	-	-	-	-	-	-	-	-	-	
Annual Audit	-	-	-	-	-	-	-	-	-	-	-	-	
Attorney	-	-	-	-	-	-	-	-	-	-	-	-	
Management Fees	-	-	-	-	-	3,750	3,750	3,750	3,750	3,750	3,750	26,250	
Information Technology	-	-	-	-	-	150	150	150	150	150	150	1,050	
Website Administration	-	-	-	-	-	100	100	100	100	100	100	700	
Website Creation/ADA Compliance	-	-	-	-	-	-	1,750	-	-	-	-	1,750	
Dissemination Agent	-	-	-	-	-	-	-	-	-	500	250	750	
Telephone	-	-	-	-	-	-	-	19	5	23	8	9	
Postage	-	-	-	-	-	-	-	22	205	232	17	478	
Insurance	-	-	-	-	-	-	2,973	-	-	-	-	2,973	
Builder's Risk Insurance	-	-	-	-	-	-	35,219	-	-	-	-	35,219	
Printing & Binding	-	-	-	-	-	-	29	632	247	243	75	1,233	
Legal Advertising	-	-	-	-	-	-	-	2,951	1,459	1,094	1,094	6,597	
Other Current Charges	-	-	-	-	-	-	-	4	29	60	63	213	
Office Supplies	-	-	-	-	-	-	-	-	0	0	0	1	
Dues, Licenses & Subscriptions	-	-	-	-	-	-	125	-	-	-	-	125	
Total General & Administrative	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,000	\$ 44,096	\$ 10,212	\$ 6,807	\$ 6,513	\$ 5,757	\$ 5,402	\$ 82,786
Excess (Deficiency) of Revenues over Expenditures	\$ -	\$ -	\$ -	\$ -	\$ 20,750	\$ 125	\$ (4,848)	\$ (5,538)	\$ (2,349)	\$ (6,513)	\$ (5,757)	\$ 12,155	\$ 8,024
Other Financing Sources/Uses:													
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Net Change in Fund Balance	\$ -	\$ -	\$ -	\$ -	\$ 20,750	\$ 125	\$ (4,848)	\$ (5,538)	\$ (2,349)	\$ (6,513)	\$ (5,757)	\$ 12,155	\$ 8,024

**Coastal Ridge Community Development District
Developer Contributions/Due from Developer**

Funding Request #	Date Prepared	Date Payment Received	Check Amount	Total Funding Request FY25	Total Funding Request FY26	Capital (Due to Developer)	Over and (short) Balance Due
1	2/25/25	4/30/25	\$ 20,750.00	\$ 20,750.00		\$ -	\$ -
2	3/26/25	4/30/25	\$ 4,125.00	\$ 4,125.00		\$ -	\$ -
3	4/7/25	4/30/25	\$ 35,218.70	\$ 35,218.70		\$ -	\$ -
4	4/7/25	5/21/25	\$ 4,029.25	\$ 4,029.25		\$ -	\$ -
5	5/27/25	6/11/25	\$ 4,673.32	\$ 4,673.32		\$ -	\$ -
6	6/24/25	7/24/25	\$ 4,457.46	\$ 4,457.46		\$ -	\$ -
7	9/12/25			\$ 17,556.26	\$ 5,000.00	\$ -	\$ (22,556.26)
Due from Developer			\$ 73,253.73	\$ 90,809.99	\$ 5,000.00	\$ -	\$ (22,556.26)
Total Developer Contributions				\$ 90,809.99		\$ -	

Coastal Ridge
Community Development District
Debt Service Fund Series 2025
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2025

	Proposed	Prorated Budget	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
Revenues:				
Special Assessments - Tax Roll	\$ -	\$ -	\$ -	\$ -
Interest Income	-	-	25,171	25,171
Total Revenues	\$ -	\$ -	\$ 25,171	\$ 25,171
Expenditures:				
Interest - 11/01	\$ -	\$ -	\$ -	\$ -
Principal - 1/13	-	-	-	-
Interest - 1/13	-	-	-	-
Closing Expense - Trustee Fees	-	-	-	-
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ -		\$ 25,171	
Other Financing Sources/(Uses):				
Bond Proceeds	\$ 2,866,713	\$ 2,866,713	\$ 2,866,713	\$ -
Transfer In/(Out)	-	-	-	-
Total Other Financing Sources/(Uses)	\$ 2,866,713	\$ 2,866,713	\$ 2,866,713	\$ -
Net Change in Fund Balance	\$ 2,866,713	\$ 2,866,713	\$ 2,891,884	\$ -
Fund Balance - Beginning	\$ -		\$ -	
Fund Balance - Ending	\$ 2,866,713		\$ 2,891,884	

Coastal Ridge
Community Development District
Capital Project Fund Series 2025
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2025

	Proposed	Prorated Budget	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
Revenues:				
Interest Income	\$ -	\$ -	\$ 243,846	\$ 243,846
Total Revenues	\$ -	\$ -	\$ 243,846	\$ 243,846
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ 6,389,217	\$ (6,389,217)
Cost of Issuance	187,400	187,400	182,150	5,250
Bond Discount	6,953	6,953	6,953	-
Underwriter's Discount	607,300	607,300	607,300	-
Total Expenditures	\$ 801,653	\$ 801,653	\$ 7,185,619	\$ (6,383,967)
Excess (Deficiency) of Revenues over Expenditures	\$ (801,653)	\$ (801,653)	\$ (6,941,773)	\$ (6,140,121)
Other Financing Sources/(Uses):				
Bonds Proceeds	\$ 27,498,287	\$ 27,498,287	\$ 27,498,287	\$ -
Transfer In/(Out)	-	-	-	-
Total Other Financing Sources/(Uses)	\$ 27,498,287	\$ 27,498,287	\$ 27,498,287	\$ -
Net Change in Fund Balance	\$ 26,696,634	\$ 26,696,634	\$ 20,556,514	\$ (6,140,121)
Fund Balance - Beginning	\$ -		\$ -	
Fund Balance - Ending	\$ 26,696,634		\$ 20,556,514	

Coastal Ridge

COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Revenue Bonds, Series 2025

Construction Account

Date Paid	REQ #	Contractor	Description	Requisition
7/7/25	1	Carlton Construction Inc	EverRange Amenity Pay App #1	\$ 287,339.51
7/11/25	2	Vallencourt Construction Co, Inc	Phase 1-Pay App #1 Ranger Station Phase 1 & US Widening	281,957.33
7/11/25	3	Vallencourt Construction Co, Inc	Phase 2-Pay App #1 EverRange Phase 2 (Sta 523-651)	734,886.51
8/5/25	4	England Thims & Miller	Invoice #220742 Work Authorization #1	565.00
8/5/25	5	American Precast Structures LLC	Everrange Amenity Ctr Invoice #13048 and Invoice #13049	28,596.00
8/5/25	6	Core & Main	Everrange Amenity Ctr Invoice #X407684	33,491.85
8/8/25	7	England Thims & Miller	Invoice #220966 Work Authorization #1	1,912.50
8/11/25	8	Vallencourt	Phase 2-Pay App #2 EverRange Phase 2 (Sta 523-651)	723,473.88
8/12/25	9	Carlton Construction Inc	EverRange Amenity Pay App #2	192,268.86
8/26/25	10	Prime Recreational Solutions	50% Shade Structure Dep Invoice #RET-2042	160,921.34
8/26/25	10	Prime Recreational Solutions	50% Playground Equipment Dep Invoice #RET-2043	58,223.40
8/15/25	11	Vallencourt Construction Co, Inc	Phase 1-Pay App #2 Ranger Station Phase 1 & US Widening	1,295,279.18
9/10/25	12	Vallencourt Construction Co, Inc	Phase 1-Pay App #3 Ranger Station Phase 1 & US Widening	1,106,409.75
9/10/25	13	Vallencourt Construction Co, Inc	Phase 2-Pay App #3 EverRange Phase 2 (Sta 523-651)	953,049.82
9/10/25	14	Carlton Construction Inc	EverRange Amenity Pay App #3	525,637.22
9/11/25	15	England Thims & Miller	Invoice #221680 Work Authorization #1	1,647.50
9/22/25	16	Coastal Ridge CDD	COJ Revocable Permit Recording Fees	1,778.65
	17	Vallencourt Construction Co, Inc	Phase 1-Pay App #4 Ranger Station Phase 1 & US Widening	898,693.12
	18	Vallencourt Construction Co, Inc	Phase 2-Pay App #4 EverRange Phase 2 (Sta 523-651)	315,867.45
	19	Carlton Construction Inc	EverRange Amenity Pay App #4	688,322.86
	20	England Thims & Miller	Invoice #222386 Work Authorization #1	412.50
	21	ABC Supply Co	Invoice #2002504412-001 Metal Roof	39,460.32
	22	CRS, Inc.	Invoice #08-0011436799-003	4,670.00
	23	Manning Building Supplies	Everrange Amenity Ctr Invoice #1412972-065	326.10
	24	Lamp Sales Unlimited	Invoice #0309446 Aluminum Pole	10,514.00
	25	Core & Main	Everrange Amenity Ctr Invoice #X21074	364.98
	26	Manning Building Supplies	Everrange Amenity Ctr Invoice #1413265-065-#1413306-65	20,677.48
	27	Smyrna Ready Mix Concrete, LLC	Everrange Amenity Ctr Invoice #11010858081, #1010858334, #1010861538	56,640.00
TOTAL				\$ 8,423,387.11
Project (Construction) Fund at 5/21/25				\$ 26,696,634.31
Interest Earned and Transfer thru 09/30/25				243,709.33
Transfer from COI				-
Transfer from Debt Service				-
Outstanding Requisitions				2,035,948.81
Requisitons Paid thru 09/30/25				(8,423,387.11)
Remaining Project (Construction) Fund				\$ 20,552,905.34

Coastal Ridge
Community Development District
Long Term Debt Report

Series 2025 Special Assessment Refunding and Revenue Bonds		
Interest Rate:	4.4% - 6.0%	
Maturity Date:	5/1/2055	
Reserve Fund Definition		
Reserve Fund Requirement	\$0	
Reserve Fund Balance	\$0	
BONDS OUTSTANDING - 1/1/2025		\$30,365,000
Current Bonds Outstanding		\$30,365,000